



SUP25-088
SUP for STR

0 90 180 Feet



## PLANNING COMMISSION - May 6, 2025 - 6:00 PM

City Hall Council Chambers

**Applicant:** Beata Angelika Nickel, M.D., Ph.D.

Address/Location: 13 & 15 Moss Rock Dr.

## PROPOSED REZONING - CASE # SUP25-088

The numbers on the map correspond to the property owners listed below. All information is from the Appraisal District Records. The property under consideration is marked as "Subject Property".

1 B & C WILLIAMS PROPERTIES LTD 10 PANTOJA LUIS & SANDRA

2 B & C WILLIAMS PROPERTIES 12 PROCHAZKA JEAN

3 OHLRICH PARTNERS LTD 13 CHAPMAN BRENDA R

4 LOKEY JAMES W TRUST 14 DAVIDEK LVNG TRUST 12-21-2020

5 COMAL ENTERPRISES LLC 15 NEW BRAUNFELS CITY OF

6 HEART OF THE FAMILY ASSISTANCE INC 16 ESCOBEDO ARMANDO & HANNAH NEILL

7 MCCULLOCH LYNDSIE 17 BAKER MELISSA & DANIEL

8 SMARTT CASEY R & PAMELA K 18 SADDLER DAVID

9 KNIPPA LEROY E & DELORES B 19 DONAHOE CAMERON J & MOLLY A RABENA

**SEE MAP** 

**B & C WILLIAMS PROPERTIES LTD** COMAL ENTERPRISES LLC 137 FREDRICKSBURG 459 HUNTERS CREEK DR **NEW BRAUNFELS TX 78130 NEW BRAUNFELS TX 78132** Property #: 5 Property #: 1 SUP25-088 SUP25-088 Case Manager: ML Case Manager: ML FAVOR **FAVOR COMMENTS COMMENTS** OPPOSE 🔀 OPPOSE In favor of free enterprise.

Sovernment needs to stay out in

Property owners business.

> COMMENTS hen prachased

B & C WILLIAMS PROPERTIES

459 HUNTERS CREEK DR

NEW BRAUNFELS TX 78132

Case Manager: MI SUP25-088 Property #: 2 PANTOJA LUIS & SANDRA 27 ROYAL CREST

NEW BRAUNFELS TX 78130

Property #: 10

SUP25-088

Case Manager: ML

**COMMENTS** 

FAVOR OPPOŠE

New Braunfels

OHLRICH PARTNERS LTD 11085 FM 1863

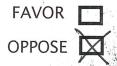
**NEW BRAUNFELS TX 78132** 

Property #: 3

SUP25-088

Case Manager: ML

**COMMENTS** 



DAVIDEK LVNG TRUST 12-21-2020

9 MOSS ROCK DR

**NEW BRAUNFELS TX 78130** 

Property #: 13

SUP25-088

Case Manager: ML

FAVOR

**COMMENTS** 

OPPOSE 🔀

This neighborhood has been quiet + tranquil for decades.

Allowing this property to become a short-term rental will set a precedent on a slippery slope to changing the dynamic of. This neighborhood in a negative way the character of this neighborhood is more important than the profits of an out-of-state investor.

DONAHOE CAMERON J & MOLLY A RABENA

10 MOSS ROCK DR

**NEW BRAUNFELS TX 78130** 

Property #: 18

SUP25-088

Case Manager: ML

FAVOR



**COMMENTS** 

OPPOSE



We do NOT want any short term rentals allowed in this area. The property itself will not attract crowds that we would like to have on our street.

LOKEY JAMES W TRUST

6459 FORTUNE RD

FORT WORTH TX 76116

Property #: 4

SUP25-088

Case Manager: ML

**FAVOR** 

**COMMENTS** 

OPPOSE 🔀

If zoning change is granted there will be hundreds to follow!

Short Term Rentals

decrease affordable

housing - Has the City of NB

not been panneling that

drum over the past years?!

KNIPPA LEROY E & DELORES B 26 ROYAL CRST **NEW BRAUNFELS TX 78130** Property #: 9 SUP25-088

Case Manager: ML

**COMMENTS** 

FAVOR OPPOSE 🔀 BAKER MELISSA & DANIEL 7 MOSS ROCK DRIVE **NEW BRAUNFELS TX 78130** 

Property #: 16

SUP25-088

Case Manager: ML

COMMENTS

**FAVOR** 

OPPOSE 🔀

The long term rentals are already too lond and impact the neighborhood bodly. Short term would harm the neighborhood ribe and value of houses

ABSOLUTELT NOT!