

Draft Minutes for the January 5, 2021 Planning Commission Regular Meeting

B) PZ21-0382 Public hearing and recommendation to City Council regarding the proposed rezoning of Approximately 2.3 acres out of the H. Foster Survey No. 34, Abstract No. 154, Comal County, Texas, addressed at 948 Broadway from “M-2” Heavy Industrial District to “R-1A-6.6” Single Family District. (Applicant: HMT Engineering & Surveying (Bill Ball, P.E.); Owner: Robert Culpepper; Case Manager: Matt Greene)

Mr. Greene presented and recommended approval.

Vice Chair Laskowski asked if there were any questions for staff.

Vice Chair Laskowski asked if the applicant would like to speak.

Bill Ball, HMT, stated the rezoning request should increase conformity with the surrounding properties.

Vice Chair Laskowski opened the public hearing and asked if anyone would like to speak in favor.

No one spoke.

Vice Chair Laskowski asked if anyone would like to speak in opposition.

Seth Reichenau stated he is not opposed to the rezoning but is opposed to the proposed density and lot widths since Broadway is a rural road.

Discussion followed on minimum lot width zoning and platting requirements.

Motion by Commissioner Gibson, seconded by Commissioner Andersen-Vie to recommend approval to City Council regarding the proposed rezoning of Approximately 2.3 acres out of the H. Foster Survey No. 34, Abstract No. 154, Comal County, Texas, addressed at 948 Broadway from “M-2” Heavy Industrial District to “R-1A-6.6” Single Family District. Motion carried (6-1-0) with Commissioner Tubb in opposition.