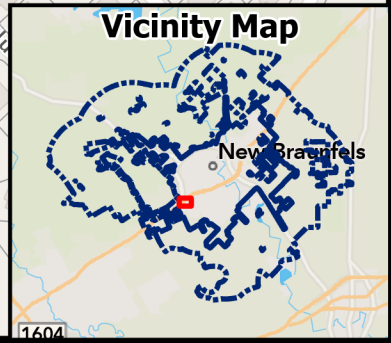
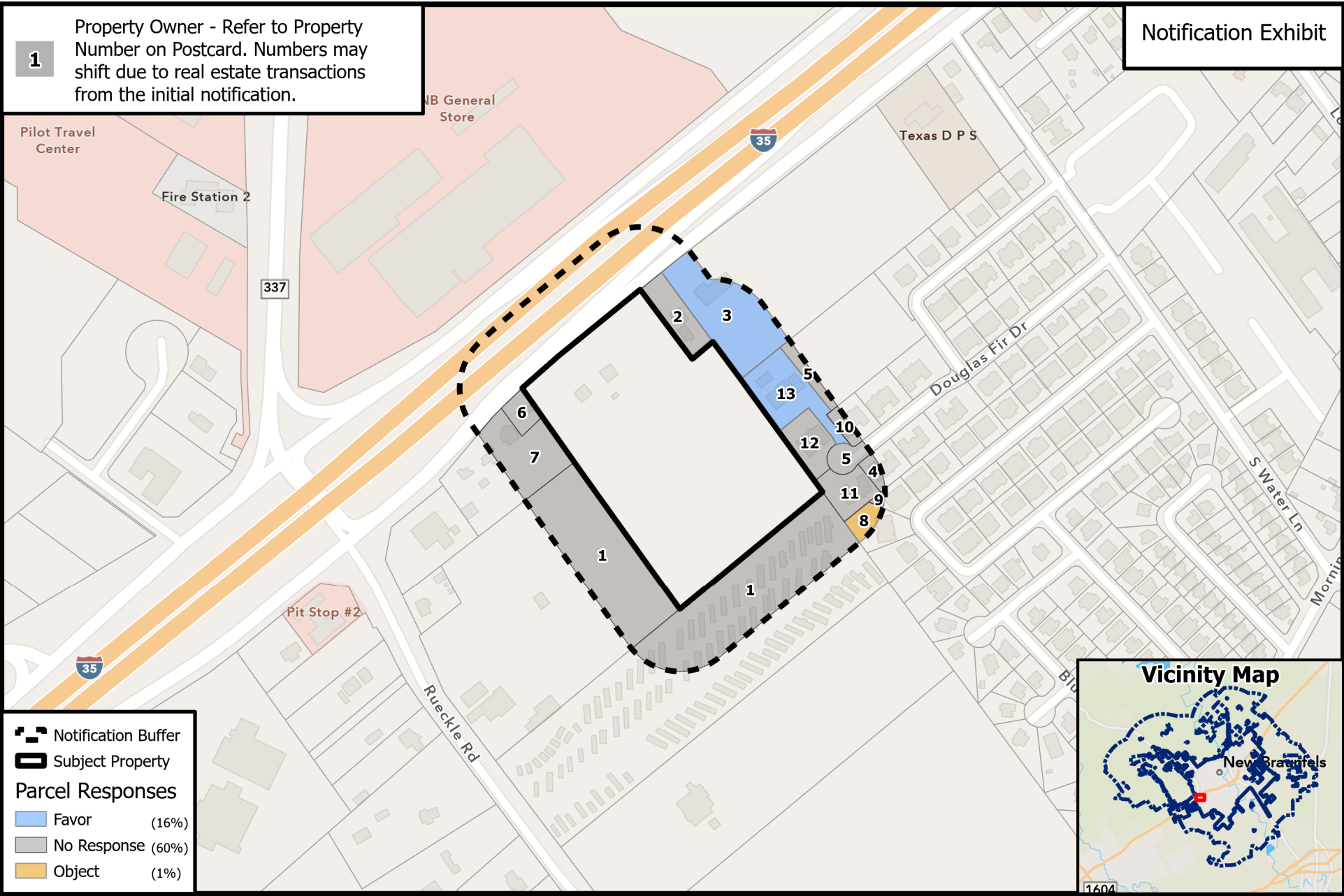


**1** Property Owner - Refer to Property Number on Postcard. Numbers may shift due to real estate transactions from the initial notification.



**PZ25-0019**  
**R-2 to C-1B**



**PLANNING COMMISSION – March 4, 2025 – 6:00PM**

City Hall Council Chambers

**Applicant:** Kelsey Munson

**Address/Location:** 3119 IH 35 S

**PROPOSED REZONING – CASE # PZ25-0019**

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. SUN SILVER STAR LLC ET AL          | 8. STONE RICHARD                 |
| 2. ADAMS RANDAL H                     | 9. IYENGAR VEERA V & SARANYA S   |
| 3. CAPITAL NEW BRAUNFELS PARTNERS LLC | 10. GASHAW TIBEBE A              |
| 4. KRUSE WAYLAN & ANDRIA FAMILY TRUST | 11. WEN NATASHA CHENGHSIN        |
| 5. NEW BRAUNFELS CITY OF              | 12. MAKUR FAMILY TRUST 4-21-2011 |
| 6. ALVIZO VICTORIANA ESTATE OF        | 13. WILLIAMS MARK E & TERRY K    |
| 7. JUNIPER VENTURES OF TEXAS LLC      |                                  |

**SEE MAP**

CAPITAL NEW BRAUNFELS PARTNERS LLC  
7720 WESTVIEW DR  
HOUSTON TX 77055  
Property #: 3  
PZ25-0019  
Case Manager: ML

FAVOR

OPPOSE

COMMENTS

The development seem to be good!

Richard Rolland  
281.932.9414 c

STONE RICHARD  
3052 PINE VALLEY DRIVE  
NEW BRAUNFELS TX 78130  
Property #: 8  
PZ25-0019  
Case Manager: ML

FAVOR

OPPOSE

COMMENTS

Strongly oppose a large diesel truck sales and repair shop. The area should remain a R-2 single + 2 family district.

WILLIAMS MARK E & TERRY K

2601 QUAIL RUN

SAN MARCOS TX 78666

Property #: 13

PZ25-0019

Case Manager: ML

COMMENTS

FAVOR

OPPOSE