



PLANNING

APPLICATION FOR A ZONING CHANGE

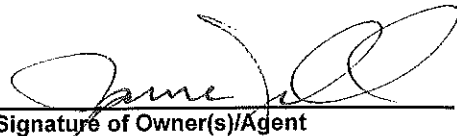
Planning and Community Development
550 Landa Street, New Braunfels, TX 78130
(830) 221-4050
www.nbtexas.org

OCT 25 2017

Case Number: P2-17-045

1. Applicant - If owner(s), so state; If agent or other type of relationship, a letter of authorization must be furnished from owner(s) at the time submitted.
Name: Moeller & Associates c/o James Ingalls
Mailing Address: 2021 SH 46 W, Ste 105, New Braunfels, TX 78132
Telephone: 830-358-7127 Fax: _____ Mobile: _____
Email: plats@ma-tx.com
2. Property Address/Location: Off FM 1044 between Lou Ann and Franks Rd in New Braunfels, TX
3. Legal Description: See Survey
Name of Subdivision: Highland Gardens
Lot(s): 160 Block(s): _____ Acreage: 56.09
4. Existing Use of Property: Undeveloped
5. Proposed Use of Property (attach additional or supporting information if necessary): _____
Single Family Residential
6. Zoning Change Request: Current Zoning: PDD Proposed Zoning: PDD
For "PDD Planned Development District", check if: Concept Plan ☒ OR Detail Plan ☐
7. Reason for request (please explain in detail and attach additional pages if needed): _____
8. COUNTY: ☒ COMAL ☐ GUADALUPE - SCHOOL DIST: ☒ CISD ☐ NBISD ☐ OTHER _____
9. REQUIRED ATTACHMENTS:
☒ Metes and bounds description and survey if property is not platted.
☒ 3 TIA worksheets and 2 Traffic Impact Analysis if required.
☒ Location in 100-year floodplain: Please provide a map of the floodplain overlaying the property proposed for zoning or, at a minimum, a copy of the proper FEMA flood map, with panel number. (Current floodplain maps are those most recently adopted by the City Council.)
☒ Map of property in relation to City limits/major roadways or surrounding area.
☒ If requesting a Planned Development (PD), applicant must provide 17 development standards on the detail plan and/or provide the standards in a separate document as described in the Zoning Ordinance, Section 3.5; Provide 17 copies of the standards and Concept plan (1":200') for distribution; 4 copies of the survey (1":200') (if preparing revisions to existing Planned Development (PD) please provide one legible 11x17).
☒ Copy of deed showing current ownership.
☒ Mailed notification 8 x 2.15 each = 17.20
☒ Newspaper Notice 115.00 each
☒ N/A Future Land Use Plan Update \$500.00

The undersigned hereby requests rezoning of the above described property as indicated.


Signature of Owner(s)/Agent

10/25/17
Date
James Ingalls, PE - Agent
Print Name & Title

For Office Use Only			
Fee Received By: <u>RS</u>	Amount: <u>2,477.20</u>	Receipt No.: <u>239574</u>	
Date Received: <u>10.25.17</u>	Zoning signs issued: <u>2405</u>	Date: <u>11.16.17</u>	No.: <u>2</u>
Cash/Check Number: <u>3903</u>	Case Number: <u>P2-17-045</u>		