



P2-18-017  
APPLICATION FOR  
SPECIAL USE PERMIT  
550 LANDA STREET  
NEW BRAUNFELS TX 78130  
E-MAIL: [planning@nbtexas.org](mailto:planning@nbtexas.org)  
PHONE: (830) 221-4050

PLANNING

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: Mrs. Gerald M. Boyd  
Mailing Address: 2400 E CESAR CHAVES #302, AUSTIN TX 78702  
Telephone: 361-732-1654 Fax: \_\_\_\_\_ Mobile: same  
Email: dawnboyd5@hotmail.com

2. Property Address/Location: 731 N Walnut Ave., New Braunfels, TX 78130

3. Legal Description:

Name of Subdivision: WALNUT HEIGHTS, UNIT 1  
Lot(s): LOT 1D-R Block(s): 1 Acreage: 192,686 SF (4.42 AC)

4. Existing Use of Property: VACANT

5. Current Zoning: C1

6. Check if Proposed Special Use Permit is: Type 1 X OR Type 2 \_\_\_\_\_

7. Proposed Use of Property and/or Reason for request (attach additional or supporting information if necessary):

OWNER WISHES TO ACCOMPLISH A NEW CONSTRUCTION FOR A COMMERCIAL VENUE WHICH INCLUDES AN INDOOR MUSIC VENUE. THIS VENUE WOULD BE AKIN TO A THEATER FOR LIVE DRAMA OR A BAR/TAVERN WITH INDOOR MUSIC PER THE ZONING GUIDE. WE FEEL THAT WITH PROPER COMPLIANCE TO EXISTING REGULATIONS THIS USE SHOULD BE ALLOWED ON THIS PROPERTY.  
FURTHERMORE WE BELIEVE THAT AN OUTDOOR MUSIC VENUE, ADJACENT TO RAILROAD TRACKS AND BUFFERED BY THE NEW INDOOR MUSIC VENUE (SEE SITE PLAN) WOULD BE A REASONABLE USE ON THIS PROPERTY.

8. ATTACHMENTS: SEE ATTACHED DRAWINGS

- ☒ Metes and bounds description and survey if property is not platted.  
☒ Map of property in relation to City limits/major roadways or surrounding area.  
☒ If requesting a Type 2 Special Use Permit, applicant must attach a development/site plan as described on pages 2 and 3 of this application.  
☒ Copy of deed showing current ownership.  
☒ Mailed notification \_\_\_\_\_ x 2.15 each = \_\_\_\_\_ Notification signs \_\_\_\_\_ x \$15 each = \_\_\_\_\_  
☒ Newspaper Notice 115.00 each

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

4.25.18

Mrs. Gerald M. Boyd  
Signature of Owner(s)/Agent

Date  
Do Mrs. Gerald M. Boyd, owner  
Print Name & Title

Fee Received By: <u>KC</u>	For Office Use Only <u>\$795</u>	<u>245028</u>
<u>AD</u>	Amount: <u>\$680.00</u>	Receipt No.: <u>244992</u>
Date Received: <u>04/25/18</u>	Zoning signs issued: _____	Date: _____ No.: _____

5/11/18