



**Planning & Community Development Department  
Planning Division**

550 Landa St. New Braunfels, TX 78130  
(830) 221-4050 www.nbtexas.org

CC/Cash/Check No.: 7028 Case No.: P2-18-082  
Amount Recd. \$ 3,090  
Receipt No.: 7028

**RECEIVED**

AUG 01 2018

BY: ..... Submittal date - office use only

**Any application that is missing information will be considered incomplete and will not be processed.**

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: AC 483 LTD, Craig Hollmig

Mailing Address: \_\_\_\_\_

Telephone: 830.660.4959

Fax: \_\_\_\_\_

Mobile: \_\_\_\_\_

Email: craighollmig@gmail.com

2. Property Address/Location: Intersection of Hwy 46 & Saengerhalle Road

3. Legal Description:

Name of Subdivision: ABS: 20 SUR: A M ESNAURIZAR

Lot(s): \_\_\_\_\_ Block(s): \_\_\_\_\_ Acreage: 40.892

4. County: ☐ Comal ☒ Guadalupe School District: ☒ CISD ☐ NBISD ☐ OTHER: \_\_\_\_\_

5. Is the property located in the floodway or floodplain: ☐ YES ☒ NO

6. Existing Use of Property: Open

7. Zoning Change Request:

Current Zoning: APD, R-2

Proposed Zoning: ZH-A, C1-B

Is this a Planned Development?: ☐ YES ☒ NO

8. Proposed Use of Property and/or Reason for request (attach additional or supporting information if necessary):  
To allow 40' lots within the residential portion of the development and commercial development  
along Hwy 46

## STAFF:



## APPLICANT:



A survey and/or metes and bounds description of the property with an exhibit illustrating property boundaries (*if property is not platted*)

Letter of Authorization for appointed agent (*if applicable*)

3 TIA worksheets and 2 Traffic Impact Analysis (*if required, contact the Engineering Division at (830) 221-4020, or at [Engineering@nbtexas.org](mailto:Engineering@nbtexas.org), for more information*) *level 1*

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 (*applicable if 'YES' was selected for question #5 on page 1*)

Map of property in relation to City limits/major roadways or surrounding area

Copy of deed showing current ownership.

Future Land Use Plan Update: \$500 (*if applicable, verify with the Planning Division*)

(*if submitting a DETAIL PLAN*) 17 copies of the development standards on the detail plan AND/OR provide the standards in a separate document as described in the Zoning Ordinance, Section 3.5.

(*if submitting a CONCEPT PLAN*) 17 copies of the standards and Concept plan (1":200')

Application Fee: \$ 3,090

*Standard Zone Change:* \$1,000 + (40.892 acres x \$100) = \$ 4,089.2 (max. \$3,000)

*Detail Plan:* \$2,000 + (\_\_\_\_ acres x \$100) = \$\_\_\_\_ (max. \$5,000)

*Concept Plan:* \$1,000 + (\_\_\_\_ acres x \$100) = \$\_\_\_\_ (max. \$3,000)

Technology Fee: \$ 90

3% of application fee → \$ 3,000 (application fee) x .03 = \$ 90

Newspaper Notice: \$236 (\$115 each for Planning Commission and City Council + 3% tech. fee)

Public Hearing Mail Notifications and Signage

**\*Please note:** The total will be calculated by Staff after application submittal and must be paid when sign(s) are picked up by the applicant.

**Please note:** The signature indicates that the owner or an authorized agent has reviewed the requirements of this application and attached checklist, and all items on this checklist have been addressed and complied with. The owner/authorized agent understands that an incomplete application will **not** be accepted, and this application will **not** be accepted after the 4 p.m. deadline on an application deadline date, as outlined on the calendar attached to this application. The signature authorizes City of New Braunfels staff to visit and inspect the property for which this application is being submitted.

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

*Craig Hollmig*  
Signature of Owner(s)/Agent

\_\_\_\_\_  
Date

\_\_\_\_\_  
Print Name & Title

HIDDEN SPRINGS  
PROPOSED ZONING DESIGNATION EXHIBIT



**ZHA**  
**36.732 AC.**

**C-1B**  
**4.16 AC.**

46

MARY

COPPER PATH DR

SAENGERHALLE ROAD

CAP ROCK TRL



410 N. SEGUIN AVE.  
NEW BRAUNFELS,  
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TBPE FIRM F-10961  
TBPLS FIRM 10153600