

PL-18-114 Public hearing and recommendation to City Council regarding the Veramendi Sector Plan 2 within the Comal County Water Improvement District #1 encompassing approximately 564 acres out of the Juan Martin de Veramendi Survey No. 2 Abstract 3, including property fronting Loop 337, from approximately 500 feet east of Independence Drive extending eastward to approximately 4,000 feet east of Oakwood Baptist Church, excluding the church property, and property east of the intersection of Oak Run Parkway and Geneva Street.

(Applicant: ASA Properties; Case Manager: M. Simmont)

Mr. Simmont presented the Staff report and recommended approval with the following requirements in relation to the DDCCD:

1. Insert the approved Specialized Area Plans for Large Format Retail Planning Sub Area, Neighborhood Center Planning Area and Regional Park 1 in Appendix 7.
2. Upon agreement between the City and applicant, insert a Residential Building Permit Checklist in Appendix 1.
3. Remove all redline, incorporate attached final edits pursuant to Planning Commissioner workshop, format the document for publication and thereafter submit copies to the City for recordkeeping.

Chair Edwards invited the applicant to speak.

Peter James, 4040 Oakwood Boulevard, stated he would speak on behalf of the applicant. He thanked the Commission for their time at the workshop and offered to answer any questions they may have.

The Commission thanked Mr. James for his involvement in the workshop.

Chair Edwards asked if anyone wished to speak in favor.

No one spoke.

Chair Edwards asked if anyone wished to speak in opposition.

No one spoke.

Motion by Commissioner Laskowski, seconded by Commissioner Nolte, to close the public hearing. Motion carried (8-0-0).

Motion by Commissioner Laskowski, seconded by Commissioner Mathis, to recommend approval to City Council regarding the Veramendi Sector Plan 2 within the Comal County Water Improvement District #1 encompassing approximately 564 acres out of the Juan Martin de Veramendi Survey No. 2 Abstract 3, including property fronting Loop 337, from approximately 500 feet east of Independence Drive extending eastward to approximately 4,000 feet east of Oakwood Baptist Church, excluding the church property, and property east of the intersection of Oak Run Parkway and Geneva Street. Motion carried (8-0-0).