



PLANNING AND ZONING COMMISSION AGENDA
JULY 7, 2022, 4:00 PM
CITY HALL COUNCIL CHAMBERS
701 MAIN STREET, KERRVILLE, TEXAS



Planning and Zoning Commission

1 MINUTES

- 1.A. Minutes from June 2, 2022 regular meeting.

2 CONSIDERATION AND FINAL ACTION

- 2.A. A final plat of Comanche Trace Phase 18, a 14.762 acre tract of land located in the William Watt Survey No. 65, Abstract No. 364, the William Watt Survey No. 64, Abstract No. 363, and the Thomas Jackson Survey No. 394, Abstract No. 212, Kerr County, Texas and being a portion of a called 610.79 acre tract of land as described in Document No. 22-03728 of the Official Public Records of Kerr County, Texas, also being all of Lot "E", also labeled as a 20' wide sanitary sewer easement, 20' wide Public Utility Easement and 10' wide Public Utility Easement of the Comanche Trace Phase 11 plat of record in Volume 8, Page 57 of the plat records of Kerr County. (Case No. 2022-034)
- 2.B. A preliminary plat of Comanche Trace Phase 12A & 12B, a 24.06 acre tract of land located within the William Watt Survey No. 65, Abstract No. 364, Kerr County, Texas, and being a portion of a called 1,131.78 acre tract of land as described in Volume 971, Page 698 of the Real Property Records of Kerr County, Texas. (Case No. 2022-035)
- 2.C. A preliminary plat of the Reserves at Holdsworth, establishing a subdivision of land containing 6.000 acres, comprised of 1 lot of land situated in the C. Self Survey No. 626, Abstract No. 325, and the John Young Survey No. 118, Abstract No. 376, Kerr County, Texas, and being a portion of a called 33.95 acre tract recorded in Volume 1043, Page 105, Official Public Records of Kerr County, Texas. (Case No. 2022-036)

- 2.D. A preliminary plat of Kerrville 38, being a 38.924 acre tract of which 37.695 acres is out of the S. Wallace Survey No. 113, Abstract No. 347, and 1.229 acres out of the S. Wallace Survey No. 112, Abstract No. 360, Kerr County, Texas according to the Conveying Deed recorded in instrument No. 16-03373 Official Public Records of Kerr County, Texas, wholly within the City of Kerrville, Texas. (Case 2022-039)

3 PUBLIC HEARING, CONSIDERATION & ACTION

- 3.A. A resolution to allow a Conditional Use Permit for a Short Term Rental on 0.114 acres out of Hoyt Survey No. 147, Abstract 178; and more commonly known as 531 Fairway Ct, Kerrville, TX 78028. (Case No. PZ-2022-26)
- 3.B. A resolution to allow a Conditional Use Permit for a Short Term Rental on Lot 3B, Block 45, Westland; and more commonly known as 410 Circle Ave, Kerrville, TX 78028. (Case No. PZ-2022-27)
- 3.C. A resolution to allow a Conditional Use Permit for a Short Term Rental property on parts of Lot 1A, Block 81, JA Tivy Addition (Coppock Subdivision Replat); and more commonly known as 1229 Jefferson St, Kerrville, TX 78028. (Case No. PZ-2022-28)
- 3.D. A resolution to allow a Conditional Use Permit for a Short Term Rental on Lot 1, Block 1, Limestone Beach; and more commonly known as 1959 Arcadia Loop, Kerrville, TX 78028. (Case No. PZ-2022-29)
- 3.E. A resolution to allow a Conditional Use Permit for a Short Term Rental on parts of Lot 11-A, Block 5, Village Glen; and more commonly known as 1701 Foothills Dr, Kerrville, TX 78028. (Case No. PZ-2022-30)
- 3.F. A resolution to allow a Conditional Use Permit for a Short Term Rental on Lot 3 and Part of Lot 4, Block 4, Fairview; and more commonly known as 330 Guadalupe St, Kerrville, TX 78028. (Case No. PZ-2022-31)
- 3.G. A resolution to allow a Conditional Use Permit for a Short Term Rental on Lot 19, Block 1, Meadow View Estates; and more commonly known as 426 Meadowview Ln, Kerrville, TX 78028. (Case No. PZ-2022-32)
- 3.H. An ordinance to change the zoning from R-2 Medium Density Residential to R-3 Multifamily Residential on approximately 22.03 acres tract of land out of the Samuel Wallace Survey No. 113, Abstract No. 347, in the city of Kerrville, Kerr County, Texas; part of a certain 54.206 acre tract conveyed from Four States

Financial Corporation to Hervey Square; and more commonly known as 2300 block of East Main Street. (Case No. PZ-2022-33)

4 STAFF REPORT

5 EXECUTIVE SESSION

At any time during the meeting, the Planning and Zoning Commission may meet in executive session regarding any of the matters posted above for attorney-client consultation in compliance with the Texas Open Meetings Act.

6 ADJOURNMENT

The facility is wheelchair accessible, and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this event. Please contact the City Secretary's Office at 830-257-8000 for further information.

I hereby certify that this agenda was posted as notice of the meeting on the bulletin board at the City Hall of the City of Kerrville, Texas, and on the City's website on the following date and time: June 27, 2022 at 3:20 p.m. and remained posted continuously for at least 72 hours preceding the scheduled time of the meeting.

Shelley McElhannon, City Secretary, City of Kerrville, Texas

Revised 7/1/2022, 2:30 p.m., Deputy City Secretary, Kesha Franchina