



## AGENDA ITEM SUMMARY

### District Impacted

- ☐ 1 = Haberstroh
- ☐ 2 = Woolard
- ☐ 3 = Boyd
- ☐ 4 = Cisneros
- ☒ 5 = Bergmann
- ☐ All

### DESCRIPTION

CONSIDER ON FIRST READING ORDINANCE NO. 2015-40; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, CAPTIONED, "ZONING ORDINANCE OF THE CITY OF BOERNE, TEXAS", DATED DECEMBER 18, 2007, ARTICLE 5 SECTION 3 PERMITTED USES, TABLE 5-1, AUTHORIZING THE USE OF AUTOMOBILE SALES IN A B-2, HIGHWAY COMMERCIAL DISTRICT LOCATED AT 1381 SOUTH MAIN STREET. (PID: 46995 and 46966), a total of .6008 acres (*Murphy Oil USA Inc. #6822*)

### STAFF'S RECOMMENDED ACTION (be specific)

PASS ON FIRST READING ORDINANCE NO. 2015-40; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, CAPTIONED, "ZONING ORDINANCE OF THE CITY OF BOERNE, TEXAS", DATED DECEMBER 18, 2007, ARTICLE 5 SECTION 3 PERMITTED USES, TABLE 5-1, AUTHORIZING THE USE OF AUTOMOBILE SALES IN A B-2, HIGHWAY COMMERCIAL DISTRICT LOCATED AT 1381 SOUTH MAIN STREET. (PID: 46995 and 46966), a total of .6008 acres (*Murphy Oil USA Inc. #6822*)

### SUMMARY

The Murphy Oil gas station is located in front of Walmart on Main Street (attachment 1, 2 and 3). They plan to demolish the existing building and construct a new building on the same site.

The use of a gas station anywhere in the city, other than on IH-10, requires approval by City Council. Even though they are just replacing what was in existence before, under today's Ordinance, they are required to get City Council approval (attachment 4).

#### Planning and Zoning Public Hearing and Recommendation:

Murphy Oil provided a proposed site plan, elevation and landscape plan (attachment 5, 6 and 7). Staff is supportive of the use in this location. The plans that they provided demonstrate a much more appealing plan than is currently on the site now. They plan to use appropriate materials, wrap the posts in the same material and provide a pitched roof and landscaping. They are limited in the amount of space they can provide for landscaping because much of the property in front of their site is easement or TXDOT right-of-way and not part their property.

	<p>Staff is supportive of the use. The plan submitted is certainly an improvement over what is currently in place and more than that, it will add to an area which is Entrance Corridor that is in need of dressing up.</p> <p>Following the public hearing and quite thorough discussion the Planning and Zoning Commission made the following recommendation: That City Council approve the use of an automobile gas station in a B-2, Highway Commercial District for 1381 South Main Street (PID 46995 and 46966), a total of 0.6008 acres (Murphy Oil) with the caveat that the canopy be comprised of a textured surface and not an aluminum wrap and that the illuminated sign be white and not red.</p> <p>Murphy Oil made the changes as suggested by the Planning and Zoning Commission and has chosen to use a native stone on the building rather than the brick type material they had originally planned to use. The have provided revised elevations (attachment 8).</p>
<b>COST</b>	
<b>SOURCE OF FUNDS</b>	
<b>ADDITIONAL INFORMATION</b>	

This summary is not meant to be all inclusive. Supporting documentation is attached.