

AGENDA
PLANNING AND ZONING COMMISSION MEETING
BOERNE POLICE AND MUNICIPAL COURT COMPLEX, 124 OLD SAN ANTONIO ROAD
Monday, August 5, 2019 – 6:00 p.m.

1. CALL TO ORDER – 6:00 PM

Pledge of Allegiance to the United States Flag
Pledge of Allegiance to the Texas Flag
(Honor the Texas flag, I pledge allegiance to thee, Texas – one state under God, one
and indivisible.)

2. APPROVAL OF MINUTES

[2019-802](#) Approval of Planning and Zoning Commission Minutes of the meetings held June 3, 2019, June 26, 2019, July 1, 2019 and July 10, 2019.

Attachments: [19-0603 Meeting Minutes Jul3119](#)
[19-0626 Meeting Minutes Jul3119](#)
[19-0701 Meeting Minutes Jul3119](#)
[19-0710 Meeting Minutes Jul3119](#)

3. CONFLICTS OF INTEREST

4. PUBLIC COMMENTS: This is the opportunity for visitors and guests to address the Planning and Zoning Commission on any issue. The Planning and Zoning Commission may not discuss any presented issue, nor may any action be taken on any issue at this time. (Attorney General opinion – JC-0169)

5. [2019-806](#) Consider a revised Master Plan for Ranches at Creekside Subdivision, (249.4415 acres), located at 125 E. State Highway 46 (KAD No. 49167). Take necessary action.

Attachments: [Summary - Ranches at Creekside - Revised Master Plan](#)
[Att 1 - RANCHES AT CREEKSIDE - LOCATION MAP](#)
[Att 2 - RANCHES AT CREEKSIDE - AERIAL MAP](#)
[Att 3 - RANCHES AT CREEKSIDE - ZONING MAP](#)
[Att 4 - MASTER PLAN - APPROVED 2013](#)
[Att 5 - MASTER PLAN Jul1019](#)
[Att 6 FUTURE LAND USE PLAN](#)

6. [2019-803](#) Consider the Esperanza Phase II, SF 8 and SF 9 Pod Plan for the Esperanza GDP (General Development Plan). Take necessary action.

Attachments: [Summary - Esperanza Phase II - GDP 8 and 9](#)
[Att 1 - Pod location](#)
[Att 2- Aerial Map](#)
[Att 3 - PODS \(GENERAL DEVELOPMENT PLAN\) SF8-SF9](#)
[Att 4 - Exhibit D 3](#)
[Att 5 - MASTER GDP TOTALS](#)

7. CONSENT AGENDA

All items listed below within the Consent Agenda are considered to be routine by the Planning and Zoning Commission and may be enacted with one motion. There will be no separate discussion of items unless a Commission Member or citizen so requests, in which event the item may be moved to the general order of business and considered in its normal sequence. The following final plat shall be approved conditionally as is stated in the Subdivision Ordinance Article 2, Section 04. Final Plat Approval, Subsection 2.04.001 B Conditional Approval.

- a. [2019-804](#) a. El Chaparral Boerne, (6.103 acres) located at 36 Old San Antonio Road (KAD No. 15903).

Attachments: [Summary - El Chaparral Boerne](#)
[Att 1 - 36 OLD SAN ANTONIO - LOCATION MAP](#)
[Att 2 - 36 OLD SAN ANTONIO - PLAT LOCATION MAP](#)
[Att 3 - 36 OLD SAN ANTONIO - AERIAL MAP](#)
[Att 4 - EL CHAPARRAL BOERNE PLAT](#)

- b. [2019-805](#) b. Southglen Phase VI and VII, (68 residential lots, 3 open space lots) (14.260 acres) (KAD No. 42662).

Attachments: [Summary Southglen Phase VI & VII](#)
[Att 1 - SOUTHGLEN PHASE VI & VII - LOCATION MAP](#)
[Att 2 - SOUTHGLEN PHASE VI & VII - PLAT LOCATION MAP](#)
[Att 3 - SOUTHGLEN PHASE VI & VII - AERIAL MAP](#)
[Att 4 - SOUTHGLEN PHASE VI & VII FINAL PLAT](#)

8. COMMENTS FROM COMMISSION/LEGAL COUNSEL/STAFF - No discussion or action may take place

9. ADJOURNMENT

THE CITY OF BOERNE PLANNING AND ZONING COMMISSION RESERVES THE RIGHT TO ADJOURN INTO EXECUTIVE SESSION AT ANY TIME TO DISCUSS ANY OF THE MATTERS LISTED ABOVE, AS AUTHORIZED BY TEXAS GOVERNMENT CODE §551.071 (CONSULTATION WITH ATTORNEY).

Administrative Officer

CERTIFICATION

I herby certify that the above notice of meeting was posted on the 2nd day of August, 2019 by 5:00 p.m.

Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

The Police/Municipal Court Complex is wheelchair accessible. Access to the building and special parking is available at the front entrance of the building. Requests for special services must be received forty-eight (48) hours prior to the meeting time by calling the Planning and Community Development Department at 830-249-9511.

Pursuant to Section 30.06 Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun.

Pursuant to section 30.07 Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.