	AGENDA ITEM SUMMARY	District Impacted
City of Boerne		☐ 1 = Anzollitto ☐ 2 = Woolard ☐ 3 = Boyd ☐ 4 = Cisneros ■ 5 = Colvin ☐ All

DESCRIPTION:	PROPOSED PERMANENT ZONING OF SOUTHGLEN SUBDIVISION, A TOTAL OF 88.967 ACRES, FROM R-A, SINGLE-FAMILY RURAL RESIDENTIAL – AGRICULTURAL DISTRICT TO R-2, MODERATE-DENSITY SINGLE-FAMILY DISTRICT AND R-E, SINGLE FAMILY RESIDENTIAL ESTATE DISTRICT, KAD NOS. 11502, 11539, 11540, A PORTION OF 11567, A PORTION OF 11593, 38723, AND A PORTION OF 42662. *(ML&E Landquest Cascade Caverns, L.L.C., Pulte Homes Of Texas, L.P., Meritage Homes Of Texas, L.L.C., And Kendall West Utility, L.L.C. – Southglen Subdivision– First of one hearing)*
RECOMMENDED ACTION (be specific)	Public Hearing. No action required.
DEPARTMENT	Planning and Community Development
CONTACT PERSON	Laura Talley / Jeff Thompson
SUMMARY	June 14th, City Council completed annexation of the property described above. It now requires permanent zoning. Staff is recommending a zoning of R-2 for the residential subdivision which is fitting of the lot sizes in this section, and an R-E zoning for the KWU site which is consistent with the 1 ½ acre lot size. There were a number of speakers for this item at the Planning and Zoning public hearing. Most were surrounding property owners that will be directly affected by the development. They expressed concern about the impact of traffic on Cascade Caverns Road, potential sink holes on the site, water runoff from the development and general concern about KWU's utility substation and proposed well. Chris Dice, the engineer for the Southglen project explained how detention and drainage would be handled and that they are required to meet all TCEQ standards for the development. The Planning and Zoning Commission voted 7-0 in favor of the permanent zoning of R-2, Moderate Density Residential for the Southglen Subdivision development and R-E, Residential Estate for KWU's utility substation.

COST	
SOURCE OF FUNDS	
ADDITIONAL INFORMATION	

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