

**PLANNING & ZONING MINUTES
REGULAR MEETING**

**KERRVILLE, TEXAS
NOVEMBER 4, 2021**

PLANNING & ZONING COMMISSIONERS PRESENT:

Michael Sigerman, Chair
David Jones, Vice-Chair
Shane Bourgeois
Cliff Tuttle
David Lipscomb
Hunter Patterson

PLANNING & ZONING COMMISSIONERS ABSENT:

Tricia Byrom

CITY CORE STAFF PRESENT:

Drew Paxton
Steve Melander
Ariel Morin
Mike Hayes

CALL TO ORDER

1) MINUTES

1.A Meeting Minutes from August 5, 2021 regular meeting.

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2021.08.05_PZ Minutes_Draft.pdf

1.B Meeting Minutes from September 2, 2021 regular meeting.

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2021.09.02_PZ Minutes_Draft.pdf

1.C Meeting Minutes from October 7, 2021 regular meeting.

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2021.10.07_PZ Minutes_Draft.pdf

1.D Meeting Minutes from October 21, 2021 called meeting.

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2021.10.21_PZ Minutes_Draft.pdf

David Jones moved to approve the minutes as presented; David Lipscomb seconded the motion, and the motion carried 6-0.

2) CONSIDERATION AND FINAL ACTION

2.A Preliminary Plat, 2141 Sidney Baker Street (Case 2021-070)

A preliminary plat of Lot 1, Block 1, WB Kerrville Addition, a 1.43 acre tract of land situated in the Patrick Flemming Survey, Abstract Number 666, in the City of Kerrville, Kerr County, Texas, and being part of a 1.59 acre tract of land described in a Special Warranty Deed to WB Real Estate, LLC, as recorded in Instrument Number 19-05451 of the Official Public Records of Kerr County, Texas; and generally located at 2141 Sidney Baker Street.

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2021-070_Proposed Preliminary Plat_Whataburger Sidney Baker St.pdf

Cliff Tuttle moved to approve the preliminary plat; Shane Bourgeois seconded the motion, and the motion carried 6-0.

3) PUBLIC HEARING, CONSIDERATION & ACTION

3.A CUP for Short Term Rentals, 820 Robinson Ave. (Case PZ-2021-22)

A resolution to allow a Conditional Use Permit for Short Term Rentals on Lot 8, Block C, Cage Addition; and more commonly known as 820 Robinson Avenue.

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PZ-2021-22_LocationMap.pdf

PZ-2021-22_Site Plan with Parking.pdf

Drew Paxton presented the case.

4:39pm - Open Public Hearing

Tom Kent called to speak.

Michael Sigerman was called to speak.

David Jones was called to speak.

4:43pm - Close Public Hearing

General discussion occurred.

Hunter Patterson moved to amend to include a condition limiting total property occupancy to 28 guests; Cliff Tuttle seconded the motion, and the motion carried 6-0.

3.B CUP for a Short Term Rental, 205 Westminster St. (PZ-2021-24)

A resolution to allow a Conditional Use Permit for a Short Term Rental on part of Lot 34 and Lot 35, Block 106, Westminster 1; and more commonly known as 205 Westminster Street.

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PZ-2021-24_Location Map.pdf

PZ-2021-24 - 205 Westminster St - Site Plan with Parking.pdf

Drew Paxton presented the case.

Commission postponed case due to applicant not in attendance to answer questions.

4) STAFF REPORT

Discussion of upcoming cases, including Zoning Code updates.

5) EXECUTIVE SESSION

None

6) ADJOURNMENT

4:58pm - Meeting Adjourned

Submitted by:


Steve Melander - Planner

Approved by:


Michael Sigerman - Chair

Date Approved: 12/2/21