



**CITY OF KERRVILLE PLANNING & ZONING COMMISSION AGENDA**  
**REGULAR MEETING, THURSDAY, DECEMBER 5, 2019 4:30 P.M.**  
**CITY HALL COUNCIL CHAMBERS**  
**701 MAIN STREET, KERRVILLE, TEXAS**

**CALL TO ORDER**

**1. CONSENT AGENDA**

All items listed below on the consent agenda are considered routine or ministerial in nature and will be enacted with one motion. There will be no separate discussion of items unless a Commissioner or citizen so requests; in which case the item(s) will be removed from the consent agenda and considered separately.

**1B.** Approval of the minutes from the November 14, 2019

**2. PUBLIC HEARING, CONSIDERATION & ACTION**

**2A. Public Hearing & Resolution** – Public hearing, consideration, and action to recommend an ordinance to change the zoning from R-1 Single Family District to R-2 Medium Density Residential, which includes a proposed amendment to the Future Land Use Plan of the City’s comprehensive Plan, on approximately 225.69 acres, proposed Vintage Heights Subdivision; and generally located east of Medina Highway and south of Riverhill Boulevard. (File No. 2019-079)

**2B. Public Hearing & Resolution** - Public hearing, consideration, and action to recommend a resolution to allow a Conditional Use Permit for Automobile Dealership, Used Auto Sales on approximately 0.45 acres, part of Lots 5-8, Block 15, Westland Addition; and more commonly known as 404 Junction Highway. (File No. 2019-080)

**2C. Public Hearing & Resolution** - Public hearing, consideration and action concerning a variance request in accordance with Chapter 92 Sign Code of the Code of Ordinance, City of Kerrville, Texas, to allow directional signs to exceed six square feet for Peterson Regional Medical Center located at 551 Hill Country Drive. (File No. 2019-078)

**3. CONSIDERATION AND ACTION**

**3A. Consideration and Action** –

Consideration and action concerning a Preliminary Plat of the Vintage Heights subdivision, being a certain tract or parcel comprising of approximately 184.75 acres out of the Nathaniel Hoyt Survey No. 147, Abstract No. 178 and 41.01 acres out of the John A. Southmayd Survey No 148 Abstract No. 288 (total of approximately 225.76 acres), City of Kerrville, Kerr County, Texas, and generally located east of Medina Highway and south of Riverhill Boulevard. (File No. 2019-053)

### **3B. Consideration and Action –**

Consideration and action concerning a Preliminary Plat of the Quail Meadows subdivision, being a certain tract or parcel comprising of 1.23 acres of land, out of the Samuel Wallace Survey No. 113, Abstract No. 347 in the City of Kerrville, Kerr County, Texas, generally located west of Meeker Road and east end of Burleson Boulevard, more commonly known as 306 Meeker Road. (File No. 2019-083)

### **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**

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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: November 27, 2019 at 2:00 p.m. and remained posted continuously for at least 72 hours preceding the scheduled time of the meeting.

Kayla McInturff

Kayla McInturff, Deputy City Secretary, City of Kerrville, Texas

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