



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Agenda Planning Commission

Wednesday, February 6, 2019

5:30 PM

Council Chambers

I. Call to Order, Roll Call

II. Opening Statement

III. Approval of Absences: Commissioner Baugh

IV. Approval of Minutes

1. [19-0197](#) Regular Meeting Minutes of January 23, 2019

Attachments: [MeetingMinutes01.23.19.pdf](#)

V. Consent Public Hearing: (Items A - D) - Discussion and Possible Action

A. Plats

Plat Variance (Waivers)

2. [19-0202](#) 18PL1115 - SW WAIVER
CALLEN ELEMENTARY SCHOOL TRACT, BLOCK 1, LOT 1 (FINAL - 19.71 ACRES)

Located north of Northwest Boulevard and east of Hazel Bazemore Road.

Request for a Plat Waiver of Sidewalk Construction Requirement in Section 8.1.4 and Section 8.2.2 of the UDC.

Attachments: [1. Calallen PC Memo 02.06.2019 PCMtg.doc](#)

[A. Calallen Elementary School Tract, Blk 1, Lot 1.R1.pdf](#)

[B. Utility Plan2.pdf](#)

[C. Applicant's sidewalk exhibit.pdf](#)

[D. Calallen Elementary Sidewalk Waiver PC 02.06.2019.pptx](#)

3. [19-0201](#) 18PL1134 - SW WAIVER
KALER ADDITION, BLOCK 3-B, LOT H-2R (REPLAT - 0.35 ACRES)

Located south of Interstate Highway 37 and west of Savage Lane.

Request for a Plat Waiver of Sidewalk Construction Requirement in Section 8.1.4 and Section 8.2.2 of the UDC.

Attachments: [1. Kaler Addition PC Memo 02.06.2019 PCMtg.doc](#)

[A. Kaler Addition, Block 3-B, Lot H-2R.R3.pdf](#)

[B. Kaler Addition Sidewalk Waiver PC 02.06.2019.pptx](#)

[x. SW Waiver request.pdf](#)

New Plats

4. [19-0198](#) 18PL1115
CALLEN ELEMENTARY SCHOOL TRACT, BLOCK 1, LOT 1 (FINAL - 19.71 ACRES)
Located north of Northwest Boulevard and east of Hazel Bazemore Road.

Attachments: [CoverPage-CalallenES_02.06.19PCMTG.pdf](#)

[Resolution Comments\) Calallen Elementary School Tract.R2.pdf](#)

[Calallen Elementary School Tract, Blk 1, Lot 1.R1.pdf](#)

5. [19-0200](#) 18PL1134
KALER ADDITION, BLOCK 3-B, LOT H-2R (REPLAT - 0.35 ACRES)
Located south of Interstate Highway 37 and west of Savage Lane.

Attachments: [\(Resolution Comments\) Kaler Addition - R3.pdf](#)

[Kaler Addition, Block 3-B, Lot H-2R.R3.pdf](#)

[CoverPage-KalerAddition_02.06.19PCMTG.docx](#)

6. [19-0199](#) 18PL1137
GARDENDALE, BLOCK 8, LOT 24C (FINAL - 0.187 ACRES)
Located west of Everhart Road and north of Holly Road

Attachments: [CoverPage-Gardendale_02.06.19PCMTG.pdf](#)

[\(Resolution Comments\) Gardendale Block 8 Lot 24C.R3.pdf](#)

[Gardendale, Block 8, Lot 24C.R3.pdf](#)

Time Extensions

7. [19-0203](#) 17PL1053
CONGRESS PLACE UNIT 2, BLOCK 6, LOTS 7A AND 7B (REPLAT - 2.86 ACRES)
Located east of Weber Road and north of Saratoga Boulevard.

Attachments: [TimeExtension, CongressPlaceUnit2-02.06.19PCMTg.pdf](#)

[Congress Place Unit 2-Plat Extension Request.pdf](#)

[CongressPlaceUnit2,Blk6,Lots7A&7B_PCAprvdPlat.pdf](#)

8. [19-0204](#) 18PL1069
 SANDY CREEK UNIT 5 (FINAL - 8.451 ACRES)
 Located south of Holly Road and east of Rodd Field Road.

Attachments: [TimeExtension, SandyCreekUnit5- 02.06.19PCMtg.pdf](#)
[Request Letter.01-18-19.pdf](#)
[SANDY CREEK UNIT 5.APPROVED PLAT.pdf](#)

B. New Zoning

9. [19-0206](#) **Public Hearing - Rezoning Property at or near 3202 Interstate 69**

Case No. 0219-01 - Walker Holdings and Development, LLC:

Ordinance rezoning property at or near 3202 Interstate 69 (located on the east side of Interstate 69, south of County Road 52, and north of the City Limits) from the "FR" Farm Rural District to the "RS-6" Single-Family 6 District.

Attachments: [Staff Report_0219-01 Walker Holdings and Development, LLC.pdf](#)
[PP_0219-01 Walker Holdings and Development, LLC.pptx](#)

C. Text Amendment

10. [19-0144](#) Ordinance Amending the Unified Development Code Regarding Public Notice Requirements.

Attachments: [PC Agenda Memo Text Agenda Memo 01.23.19.pdf](#)
[Draft Ordinance - Sign Size Rezoning.pdf](#)
[PP_Public Sign UDC Text Amendment.pptx](#)

D. Comprehensive Plan

11. [19-0207](#) Urban Transportation Plan Amendment Deletion of Bronx Avenue between Lipes Boulevard and Master Drainage Channel 31

Attachments: [Agenda Memo_PC_UTP_Bronx.docx](#)
[Developers Letter of Request.pdf](#)
[Presentation_PC_UTP_Bronx.pptx](#)

VI. Public Hearing: (Items E) - Discussion and Possible Action**E. New Zoning****12. [19-0205](#) Public Hearing - Rezoning Property at or near 542 Airline Road****Case No. 0119-05 - Bar Property Management (Quick Quack):**

Ordinance rezoning property at or near 542 Airline Road (located east side of Airline Road, south of South Alameda Street, and north of Belmeade Drive) from the "CN-1" Neighborhood Commercial District to the "CG-2" General Commercial District.

Attachments: [Staff Report_0119-05 Bar Property Management.pdf](#)
[PP_0119-05 Bar Property Management.pptx](#)

VII. Director's Report**VIII. Items to be Scheduled****IX. Adjournment**