



Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Agenda - Final

Planning Commission

Wednesday, February 24, 2016

5:30 PM

Council Chambers

I. Call to Order, Roll Call

II. Approval of Minutes

1. [16-0165](#) Regular Meeting of January 27, 2016

Attachments: [01.27.16PCMins](#)

III. Public Hearing Agenda Items - Discussion and Possible Action

A. Plats

New Plats

2. [16-0166](#) **0315040-NP034 (15-21000014)**
FLOUR BLUFF ESTATES, BLOCK J, LOT 8A (FINAL REPLAT - 1.02 ACRES)
Located east of Waldron Road between Admiral Drive and Recreation Drive.

Attachments: [TRCPlatRequirements.Flour Bluff Estates, Blk J, Lot 8A \(Final Replat\).022416F](#)
[Flour Bluff Estates Blk J, Lt 8A.Replat.R1](#)
3. [16-0177](#) **0715096-NP076 (15-21000028)**
PALM PARK, BLOCK 3, LOT 1R (FINAL - 1.55 ACRES)
Located north of Interstate Highway 37 and east of North Port Avenue.

Attachments: [TRCPlatRequirements.Palm Park, Blk 3, Lot 1R \(Final\).022416PCMTg](#)
[Palm Park, Block 3, Lot 1.R3](#)
4. [16-0178](#) **0915129-P031 (15-22000036)**
PARKVIEW UNIT 5 (FINAL - 10.051 ACRES)
Located south of Holly Road and north of Wooldridge Road.

Attachments: [TRCPlatRequirements.Parkview Unit 5 \(Final\).022416PCMTg](#)
[Parkview Unit 5.Final.R2](#)
5. [16-0179](#) **1215171-P042 (15-21000055)**
PADRE ISLAND-CORPUS CHRISTI SECTION NO. 4, BLOCK 221, LOTS 12A, 12B, & 12C (REPLAT- 0.211 ACRE)
Located west of Cruiser Street and north of Almeria Avenue.

Attachments: [TRCPlatRequirements.Padre Island-Corpus Christi Section no. 4, Blk 221, Lts 1](#)
[Padre Island-CC Section No. 4.R2](#)
6. [16-0229](#) 1115154-P038 (15-22000044)

MEADOW PARK ADDITION, BLOCK 17, LOTS 23A & 23B (FINAL REPLAT - 0.34 ACRE)

Located north of Baldwin Boulevard and west of Highland Avenue.

Attachments: [TRCPlatRequirements.Meadow Park Addition, Blk 17, Lt23A& 23B \(Final Replat\)](#)
[Meadow Park Addition, Blk 17, Lot 23A & 23B](#)

7. [16-0230](#) 1215163-P041 (15-22000052)
PADRE ISLAND - CORPUS CHRISTI SECTION NO. 4, BLOCK 216, LOTS 1A & 1B (FINAL REPLAT - 0.204 ACRE)
Located west of South Padre Island Drive (PR 22) and south of Whitecap Boulevard.
Attachments: [TRCPlatRequirements.Padre Island CC Section No.4, Blk216, Lt1A& 1B \(Final Replat\)](#)
[PI-CC SECT 4 LOT 1A-1B BLK 216-Replat](#)
8. [16-0231](#) 0116005-NP004 (16-21000002)
KALER ADDITION, BLOCK 3-B, LOT H-2A (FINAL REPLAT - 0.35 ACRE)
Located south of Interstate Highway 37 and west of Savage Lane.
Attachments: [TRCPlatRequirements.Kaler Addition, Blk3B, LtH-2R \(Final Replat\).022416PCN](#)
[Kaler Addition Block 3-B, Lot H-2R.Replat.R2](#)
9. [16-0232](#) 0116007-NP005 (16-21000003)
NEMEC SUBDIVISION, BLOCK 3, LOT 6A (FINAL REPLAT - 0.60 ACRE)
Located east of Ayers Street and north of South Padre Island Drive.
Attachments: [TRCPlatRequirements.NemecSubdivision, Blk37, Lt6A \(Final Replat - 0.60\).022416PCN](#)
[Nemec Subdivision, Block 3, Lot 6A- Replat](#)

Time Extension

10. [16-0233](#) 0115003-P001 (15-22000001)
KING'S CROSSING UNIT 13, BLOCK 2, LOT 2 (FINAL - 2.13 ACRES)
Located south of Yorktown Boulevard and west of Loire Boulevard.
Attachments: [TimeExtensions.KingsCrossing Unit13, Blk 2, Lt2 \(Final Replat - 2.13\).022416PCN](#)
[Letter of Request \(King's Crossing Unit 13, Blk 2, Lt 2 \(Final\).022416PCN](#)

B. Zoning

New Zoning

11. [16-0234](#) Case No. 0216-01 - IHS Consultants, LP: A change of zoning from the "FR" Farm Rural District to the "CG-2" General Commercial District.
The property to be rezoned is described as being 6.709 acres out of the East 1/2 of the East 1/2 of Lot 3, Block 2, Nueces River Irrigation Park, located near the southwest corner of Northwest Boulevard (FM 624) and River Hill Drive.

Attachments: [Report for PC 0216-01 IHS Consultants, LP](#)
[Power Point](#)

- IV.** [16-0180](#) Proposed Urban Transportation Plan Amendment - Deletion of the Extension of First National Boulevard between Compton Road and Graham Road

Attachments: [Planning Agenda Memo - FirstNationalBoulevard](#)
[1st National Blvd](#)

V. Director's Report

Items to be placed on the next agenda.

VI. Items to be Scheduled

VII. Adjournment