



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Minutes - Draft

Planning Commission

Wednesday, September 18, 2024

5:30 PM

Council Chambers

I. Call to Order, Roll Call

Chairman York called the meeting to order at 5:30 pm and a quorum was established to conduct the meeting.

Present 9 - Board Member Brian Mandel, Vice Chair Cynthia Garza, Board Member Justin Hedrick, Board Member Michael Miller, Chair Michael York, Board Member Mike Munoz, Board Member Michael Budd, Board Member Ed Cantu, and Board Member Trey Teichelman

Absent 1 - Advisory Non voting Ben Polack

II. PUBLIC COMMENT: None.

III. Approval of Absences: Commissioner Munoz

A motion was made by Commissioner Mandel to approve the absence, seconded by Vice Chairman Salazar-Garza. The Vote: All Aye. The motion passed.

IV. Approval of Minutes: September 4, 2024 DRAFT Meeting Minutes

A motion was made by Commissioner Miller to approve the minutes, seconded by Commissioner Mandel. The vote: All Aye. The motion passed.

1. [24-1546](#) Approval of DRAFT Meeting Minutes September 4, 2024

Attachments: [9-4-24 PC Minutes DRAFT](#)

V. Consent Public Hearing: Discussion and Possible Action (Items A & B)

Andrew Dimas, Development Services, read Consent Items A and B into the record. The plats satisfy all requirements of the Unified Development Code (UDC)/State Law, and the Technical Review Committee. Staff recommends approval.

After staff's presentation, the floor was opened for Commissioner comments/discussion. There being no discussion, Chairman York opened the public hearing for items 2, 3, 4, 5, and 6. There being no one to speak, Chairman York closed the Public Hearing.

A motion was made by Vice Chairman Salazar-Garza to approve items 2, 3, 4, 5, and 6, as presented by staff, seconded by Commissioner Miller. The Vote: All Aye. The motion passed.

A. Plats

- 2. [24-1521](#) PL8305
Padre Island-Corpus Christi Ports O’ Call Block 14 Lots 13A, 13B, 13C
 (Replat of 0.21 Ac.)
 Located west of Gypsy St. and south of Fortuna Bay Dr.

Attachments: [PL8035CovertTab- Replat](#)
[PL8305ClosedDocReport](#)
[Updated Plat 8-29 \(2\)](#)

- 3. [24-1553](#) PL8238 **CONDITIONAL**
KINGSLEY HEIGHTS PHASE II, LOTS 2, 3, & 4 (FINAL OF 9.97 ACRES)
 Located east of South Padre Island Drive (State Hwy 358) and north along Old Brownsville Road (FM 665)

Attachments: [Cover Txt Tab- Kingsley Heights Phase II](#)
[Kingsley Heights Phase II Report](#)
[Stamped-2024-08-12-SoccerComplex-Final Plat \(1\)](#)
[2024-08-25-Kingsley Heights Utilities AddRFC](#)
[Stamped-2024-08-12-SoccerComplex-SWQMP](#)

B. Time Extension

- 4. [24-1545](#) 22PL1146
BRIDGES MILL VILLAGE UNIT 3 (FINAL OF 12.906 ACRES)
 2nd Request for a 12 Month Extension
 Located north of Saratoga Boulevard and east of Kostoryz Road.

Attachments: [Cover Txt Tab-Bridges Mills Unit 3 Time Ext](#)
[EXTActionLtr-Bridges Mills Unit 3](#)
[City PC-Ext Req 8-30-24](#)
[Approved plat 11-16-22](#)

- 5. [24-1549](#) 22PL1061
LANDMARK AT AIRLINE, BLOCK 1, LOT 1 (FINAL OF 11.16 ACRES)
 2nd Request for a 12 Month Extension
 Located east of Airline Road and south of Brooke Road.

Attachments: [Cover Txt Tab-Time Ext-22PL1061 Landmark at Airline](#)
[EXTActionLtr- Landmark at Airline](#)
[Time Extension Request 9-5-2024 with check](#)
[Approved plat- LandmarkatAirline](#)

6. [24-1550](#) 22PL1109
LONDON TOWNE SUBDIVISION UNIT 9A (FINAL OF 18.42 ACRES)
2nd Request for a 12 Month Extension
Located north of FM 43 and east of County Road 33.
- Attachments:** [Cover Txt Tab-Time Ext-22PL1109](#)
[EXTActionLtr-LondonTowneUnit9A](#)
[Time Extension Request - 9-9-2024](#)
[Approved plat 9-21-22](#)

VI. Director's Report:

Mr. Dimas stated Director Al Raymond is resigning from the City of Corpus Christi, Texas, Development Services, effective October 18, 2024.

VII. Future Agenda Items: None.

VIII. Adjournment:

There being no further business to discuss, the meeting adjourned at 5:34 pm.