



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Agenda Planning Commission

Wednesday, February 21, 2018

5:30 PM

Council Chambers

I. **Call to Order, Roll Call**

II. **Approval of Minutes**

1. [18-0238](#) Regular Meeting of February 07, 2018

Attachments: [MeetingMinutes14-Feb-2018-11-23-30.pdf](#)

III. **Public Hearing Agenda Items - Discussion & Possible Action**

A. **Plats**

New Plats

2. [18-0239](#) **17PL1154**
ROYAL CREEK ESTATES UNIT 8 (FINAL - 10.54 ACRES)
Located east of Cimarron Boulevard and north of Oso Parkway.
- Attachments:** [CoverPage-RoyalCreekEstatesUnit8-02.21.18PCMTG.pdf](#)
[Resolution comments- Royal Creek Estates Unit 8.pdf](#)
[Royal Creek Estates Unit 8.R2.pdf](#)
3. [18-0240](#) **17PL1156**
VISTA HERMOSA SUBDIVISION PHASE IV, BLK 1, LOTS 2&3 (FINAL - 5.15 ACRES)
Located east of Richter Street and north of Holly Road.
- Attachments:** [CoverPage-VistaHermosa-02.21.18PCMTG.pdf](#)
[Resolution Comments- Vista Hermosa Subdivision Phase IV.pdf](#)
[Vista Hermosa Subdivision Phase IV, Blk 1, Lots 2&3.R1.pdf](#)
4. [18-0241](#) **18PL1004**
PADRE ISLAND CORPUS CHRISTI POINT TESORO UNIT 4, BLK 22, LOTS 13B & 14A (REPLAT - 0.328 ACRES)
Located south of Whitecap Boulevard and east of Dasmariñas Drive.
- Attachments:** [CoverPage-PadreislandCCPointTesoroUnit4-02.21.18PCMTG.pdf](#)
[Resolution comments- Padre Island- CC Pt Tesoro Unit 4.pdf](#)
[Padre Island- CC Pt Tesoro Unit 4, Blk 22, Lots 13B & 14A.R1.pdf](#)

B. Zoning**Continued Zoning**

5. [18-0036](#) **Case No. 1117-01 - GMG Partners, LP:** A “IL” Light Industrial District to the “IL/SP” Light Industrial District with a Special Permit for Resource Extraction, The Special Permit is requested to allow the extraction of sand and gravel. The property to be rezoned is described as being a 34.622 acre tract out of Lot 1, Block 10, of the J.C. Russell Farm Blocks, located on the east side of South Navigation Boulevard, north of Bear Lane, and south of Agnes Street (State Highway 44).

Attachments: [Staff Report_1117-01_GMG Partners, LP. with Exhibits.pdf](#)
[1117-01 Power Point - GMG Partners, LP..pptx](#)

C. Text Amendment

6. [18-0242](#) An ordinance amending the Unified Development Code (UDC), section 3.3.5, adding delinquent taxes as a review criterion for zoning map amendments.

Attachments: [PC Agenda Memo - Review Criteria.pdf](#)
[Ordinance Zoning Delinquent Tax.pdf](#)

D. Planning & Environmental and Strategic Initiatives (ESI)

7. [18-0243](#) Ordinance adopting a new specific plan for the City of Corpus Christi titled “The North Beach Redevelopment Initiative”.

Attachments: [Planning Agenda Memo - North Beach Redevelopment Initiative.pdf](#)
[Exhibit A-North Beach Redevelopment Initiative.pdf](#)
[Planning Commission - North Beach Redevelopment Initiative.pptx](#)

IV. Director’s Report**V. Items to be Scheduled****VI. Adjournment**