City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Agenda

Planning Commission

Wednesday, June 27, 2018 | **5:30 PM** | **Council Chambers**

I. Call to Order

II. Approval of Minutes

1. 18-0764 Regular Meeting Minutes of June 13, 2018

Attachments: MeetingMinutes21-Jun-2018-03-00-18.pdf

III. Public Hearing (Items A- D) - Discussion and Possible Action

A. Plats

New Plat with a Waiver (Plat Variance)

2. 18-0783 **18PL1022**
STARLIGHT ESTATES Unit 3 (FINAL - 14.84 ACRES)
Located east of Fred's Folly Drive and south of Yorktown Boulevard.

Attachments: CoverPage-StarlightEstates-06.27.18PCMTG.pdf
Starlight Estates Unit 3.pdf
Resolution Comments- Starlight Estates Unit 3.pdf

3. 18-0787 **18PL1022**
STARLIGHT ESTATES Unit 3 (FINAL - 14.84 ACRES)
Located east of Fred's Folly and south of Yorktown Boulevard.
Request for a Waiver from Platting Requirement UDC Section 8.2.1.D.2 and Table 8.2.1.E

Attachments: 1. Waiver (Starlight Unit 3.Final)PC Memo 05302018 PCMtg.pdf
Waiver request.pdf
2. Power Point Plat Waiver Starlight Estates Unit 3.pptx
Preliminary Plat Units in Color.pdf
STARLIGHT ESTATES PRELIMINARY.APPROVED.PLAT.pdf

Waiver (Plat Variance)

4. 18-0766 **18PL1015**

GARDENDALE ADDITION NO. 3, BLOCK 11, LOT 15R (REPLAT - 1.69 ACRES)

Located north of Williams Street and west of South Staples Street. Waiver from the platting requirement in UDC 8.1.11.B.3, to allow recordation of the plat and installation of a fire hydrant at the building permit/site development stage of development.

Attachments: 1. Waiver (Gardendale Addition No. 3) PC Memo 2018.06.27 Combined PCMtg
2. Power Point Plat Waiver Gardendale Addition No. 3 FINAL.pptx

New Plats

5. 18-0767 **18PL1033**

PADRE ISLAND - CORPUS CHRISTI SECTION 4, BLOCK 219, LOTS 4A & 4B (REPLAT - 0.19 ACRES)

Located south of Whitecap Boulevard and west of Palmira Avenue.

Attachments: CoverPage-PI_CC_Sec4-06.27.18PCMTG.pdf
Resolution comments- PI-CC Section 4.pdf
PI - CC Section 4, Blk 219, Lots 4A & 4B.R2.pdf

6. 18-0768 **17PL1142**

AZALI ESTATES (PRELIMINARY - 85.446 ACRES)

Located east of Yorktown Boulevard and west of Cayo Del Oso.

Attachments: CoverPage-AzaliEstatesPrelim-06.27.18PCMTG.pdf
Azali Estates.Preliminary.Comment Resolution.R3.pdf
Azali Estates.Preliminary.R5.6-13-18.pdf

7. 18-0769 **18PL1047**

HUNTINGTON PARK UNIT 2 (PRELIMINARY - 14.99 ACRES)

Located south of Saratoga Boulevard and west of South Staples Street (FM 2444).

Attachments: CoverPage-HuntingtonPark-06.27.18PCMTG.pdf
Resolution comments- Huntington Park Unit 2.pdf
Huntington Park Unit 2, Block 1, Lots 2AR and 12.R1.pdf

Time Extension

8. 18-0770 **14-20000004**
REYTEC INDUSTRIAL PARK (PRELIMINARY - 39.13 ACRES)
Located east of South Navigation Boulevard and north of Bates Drive.

Attachments: TimeExtReq-ReytecIndPark- 06.27.18PCMtg.pdf
Letter Request 24 month Time Extension 2018.pdf
Reytec PCApproved Plat.pdf

B. Tabled Zoning

9. 18-0655 **Public Hearing - Rezoning Property at or near 6000 Yorktown Boulevard**

Case No. 0218-03 - William B. Miller, Jr:
Ordinance rezoning property at or near 6000 Yorktown Boulevard (located on the north side of Yorktown Boulevard, east of Loire Boulevard, and west of Cimarron Boulevard), from the "RS-6" Single-Family 6 District to the "IL" Light Industrial District.

Attachments: Staff Report 0218-03 William B. Miller, Jr with Exhibits.pdf
PP_0218-03 William B. Miller, Jr.pptx

C. Ordinance

10. 18-0710 Small Cell Design Manual

Attachments: 2018 PC Presentation - Small Cell 6.6.18.pptx
Planning Agenda Memo - Small Cell 6.21.18.pdf
2018 PC Presentation - Small Cell 6.27.18.pptx
Small Cell Design Manual CCTEXAS Legistar 6.21.18.pdf

D. Presentation

11. 18-0772 Proposed Bond 2018 Program

Attachments: Agenda Memo - Public Hearing Planning Commission.pdf
Bond 2018 Presentation REV.pptx

IV. Briefing

12. 18-0761 **Affordable Housing Policy**

Attachments: Agenda Memo - Affordable Housing Policy
Affordable Housing Policy and Program Initiatives

Presentation-Affordable Housing Final

V. Director's Report

VI. Items to be Scheduled

VII. Adjournment of Planning Commission Meeting

VIII. Convene Aiport Zoning Commission Meeting (Planning Commission)

A. Call to Order

B. Approval of Minutes

1. 18-0774 Regular Meeting Minutes (AZC) of May 16, 2018

Attachments: 05.16.18AZCDraftMins.pdf

C. Discussion and Possible Action on Future Meetings

D. Director's Report

E. Adjournment of Airport Zoning Commission