

Hernandez, Amanda

From: Walker, Susan
Sent: Thursday, February 17, 2022 8:38 PM
To: Burrell, Cesly; Hernandez, Amanda
Subject: Fwd: [EXTERNAL] Board of Directors of San Pedro Cemetery (SPC)

Updated letter.

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From: John & Terry Carrillo [REDACTED]
Sent: Thursday, February 17, 2022 8:14 PM
To: Walker, Susan; Cory Nikolaus
Subject: [EXTERNAL] Board of Directors of San Pedro Cemetery (SPC)

Susan, use this revised letter to read at the San Marcos City Council meeting of March 1, 2022 6:30 PM in lieu of the previous letter on Case #PDD-15-01(B), ZC-22-05 dated February 7, 2022 1:13 PM.

Hi, one of our board members made contact with both of you on the impact to SPC by the proposed development west and adjacent to the cemetery. While we understand the planned development does not intend to have any impact on the cemetery site, any developed site has the potential for negative consequences to adjacent properties, especially if environmental planning is not properly managed.

With the above in mind, the board of directors of SPC as managers and guardians of this Historical Texas Cemetery know that it is important to be proactive and communicate concerns we have regarding this matter. Below are a list of concerns and recommendations to address them that we request be taken into consideration:

1. Through it's over one hundred year history, this cemetery has not had any problems with water flowing or draining at the grounds. Many building developments tend to raise the land elevation of the home sites to prevent water from stagnating at the sites which will force the water to flow away from the homes and possibly to adjacent land - in this case SPC grounds. Should this occur, it will create great damage to SPC and impact the many families that have individuals buried there.
2. Our second concern is that the cemetery has been vandalized twice and the proximity of homes right next to the grounds might increase the propensity for vandalism and or trash being thrown on the grounds. The previous vandalism that occurred involved young persons.
3. Our research of the proposed site indicates that there are two (2) active natural gas pipelines buried on the property close to the SPC site. Any proposed development that damages these pipelines might create an environmental hazard. Refer to TCEQ Storm Water Pollution Prevention Program (SWPP) and TCEQ Texas Risk Reduction Program (TRRP) for further guidance.

The Board of Directors, therefore request that our concerns be addressed and suggest three (3) things to consider in doing so. Note, these three suggestions would be in addition to what the development engineers recommend and other requirements mandated by state or local policies and laws.

1. Build an eight foot privacy fence at the end of the development grounds to prevent trespassing and help curtail vandalism.
2. Leave a minimum ten foot buffer of land between the development and San Pedro Cemetery to mitigate water flow. This buffer would allow for more mitigation efforts if needed such as a trench or other Best Management Practice techniques that are required to address any unforeseen issues.
3. Investigate the existence and location of all pipelines on subject property to assure that they are taken into consideration and not create an environmental hazard.

Thankfully yours,

Board of Directors, San Pedro Cemetery

PS,

Any email correspondence should be made to: John Carrillo - via email John & Terry Carrillo [REDACTED], 512.869.0500 and TL Torres - via email T.L. Torres [REDACTED] 2.353.0776 and mail copy to: T.L. Torres 1180 Offermann Hill Rd., San Marcos, Texas 78666.



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From: VALENTIN ALMENDAREZ, SR.
To: [Planning Info](#)
Subject: [EXTERNAL] Future Development to "CD-3" Character District 3, Posey Road Family Residential
Date: Tuesday, February 8, 2022 11:12:55 AM

As owners of 5108 S. Old Bastrop Hwy, we have concerns about the containment/control of rainwater that continues to threaten our home. We have dealt with flooding issues for the last 10 plus years. Residential construction and improvements to Old Bastrop Hwy over this period have contributed to this problem. We would ask the Planning and Zoning Commission to review the report submitted to Hays County by Costello Engineering and Surveying dated July 17, 2017. Since this assessment, additional construction has occurred that has added to this problem, with the flow of rainwater increasing over both the north and south sides of our home. Now a 2-3 inches rainfall floods a large storage shed on the south side. Hays County has made attempts to address this problem, but the flow continues to increase. We are available to further discuss our concerns and can be reached at 512/393-1841.

Respectfully,
Yolanda and Valentin Almendarez

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