



# City of San Marcos

630 East Hopkins  
San Marcos, TX 78666

## Meeting Minutes - Draft Planning and Zoning Commission

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Tuesday, June 25, 2024

6:00 PM

City Council Chambers

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**This will be a hybrid (in-person/virtual meeting). To view the meeting please go to <http://www.sanmarcostx.gov/541/PZ-Video-Archives> or watch on Grande channel 16 or Spectrum channel 10**

### I. Call To Order

**With quorum present the regular meeting of the San Marcos Planning & Zoning Commission was called to order by Chair Case at 6:04 pm on Tuesday, June 25, 2024 via hybrid meeting.**

### II. Roll Call

**Present** 7 - Commissioner William Agnew, Commissioner Travis Kelsey, Commissioner David Case, Commissioner Michele Burleson, Commissioner Amy Meeks, Commissioner Griffin Spell, and Commissioner Maraya Dunn

**Absent** 2 - Commissioner Lupe Costilla, and Commissioner Jim Garber

### III. Chairperson's Opening Remarks

**Chair Case welcomed the audience and gave brief opening remarks detailing the meeting rules and guidelines.**

### IV. Citizen Comment Period

**Chair Case opened the Citizen Comment Period.**

**1) Billy Ray Calihan, general comments**

**Chair Case closed the Citizen Comment Period.**

### CONSENT AGENDA

**A motion was made by Vice-Chair Spell, seconded by Commissioner Kelsey to approve the Consent Agenda.**

**The motion carried by the following vote.**

**For:** 7 - Commissioner Agnew, Commissioner Kelsey, Commissioner Case, Commissioner Burleson, Commissioner Meeks, Commissioner Spell and Commissioner Dunn

**Against:** 0

**Absent:** 2 - Commissioner Costilla and Commissioner Garber

1. Consider approval, by motion, of the June 11, 2024 - Planning and Zoning Regular Meeting Minutes.
2. Consider a request by Southwest Engineers, on behalf of Cottonwood Creek JDR, Ltd., for a renewal of a Master Plan for approximately 471.94 acres, more or less, out of the Farnham Frye, Rebecca Brown, and John F Geister Surveys, located at the intersection of Rattler Road and Highway 123. (K. Buck)

**PUBLIC HEARINGS**

3. ZC-24-05 (La Cima PEC Substation / FD to CD-1) Hold a public hearing and consider a request by Doug Goss, on behalf of Natural Development, for a Zoning Change from Future Development (FD) to Character District-1 (CD-1), or, subject to consent of the owner, another less intense zoning district classification, for approximately 7.5+/- acre tract of land out of the John Williams Survey, Abstract No. 490, and the John Maximillion Jr. Survey, Abstract No. 299, generally located on the south side of Ranch Road 12, approximately 1,200 feet northwest of W Centerpoint Road. (K. Buck)

**Chair Case opened the Public Hearings.**

**Kaitlyn Buck, Planner, gave a presentation of request ZC-24-05.**

**Staff recommended approval of the request as presented.**

**1) Eric Willis - 1104 Lafayette Lane, Pflugerville, in favor**

**Chair Case closed the Public Hearings.**

**A motion was made by Vice-Chair Spell, seconded by Commissioner Burleson to approve request ZC-24-05.**

**The motion carried by the following vote.**

**For:** 7 - Commissioner Agnew, Commissioner Kelsey, Commissioner Case, Commissioner Burleson, Commissioner Meeks, Commissioner Spell and Commissioner Dunn

**Against:** 0

**Absent:** 2 - Commissioner Costilla and Commissioner Garber

**NON-CONSENT AGENDA**

- 4. Consider approval of the City Council Approved Template for Standard City Board/Commission Bylaws.

**A motion was made by Commissioner Kelsey, seconded by Commissioner Meeks to postpone action until July 23, 2024 on the City Council Approved Template for Standard City Board/Commissions Bylaws.**

**Enrique Velasquez, Recording Secretary, gave a brief presentation.**

**Amanda Hernandez, Director of Planning and Development Services, recommended The Commission send questions and comments to City Staff to review modifications to the Standard City Board/Commissions Bylaws Template before the July 23rd meeting.**

**The motion to postpone carried by the following vote.**

**For:** 6 - Commissioner Agnew, Commissioner Kelsey, Commissioner Case, Commissioner Burleson, Commissioner Meeks and Commissioner Dunn

**Against:** 1 - Commissioner Spell

**Absent:** 2 - Commissioner Costilla and Commissioner Garber

- V. Question and Answer Session with Press and Public.

**Chair Case opened the Question and Answer Session.**

**There were no speakers.**

**Chair Case closed the Question and Answer Session.**

- VI. Adjournment

**A motion was made by Vice-Chair Spell, seconded by Commissioner Burleson to adjourn.**

**The motion carried by the following vote.**

**For:** 7 - Commissioner Agnew, Commissioner Kelsey, Commissioner Case, Commissioner Burleson, Commissioner Meeks, Commissioner Spell and Commissioner Dunn

**Against:** 0

**Absent:** 2 - Commissioner Costilla and Commissioner Garber

**The meeting adjourned at 6:26 pm.**

**Enrique Velasquez, Recording Secretary**

**Chair, David Case**