



City of San Marcos

630 East Hopkins
San Marcos, TX 78666

Regular Meeting Agenda Planning and Zoning Commission

Tuesday, April 23, 2024

6:00 PM

City Council Chambers

This was 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
- II. Roll Call
- III. Chairperson's Opening Remarks
- IV. Citizen Comment Period

Persons wishing to participate/speak remotely (online) during the Citizen Comment Period must email planninginfo@sanmarcostx.gov no later than 12:00 p.m. on the day of the meeting. Written comments received prior to 12:00 p.m. on the day of the meeting will be emailed to the Commissioners. Written comments received after the deadline will be provided to the Commissioners at the meeting. Those wishing to speak in person may sign up in advance or appear in the City Council chambers at the time the item is called. Comments shall have a time limit of three minutes each and speakers must state their name.

CONSENT AGENDA

THE FOLLOWING ITEMS NUMBERED 1 MAY BE ACTED UPON BY ONE MOTION. NO SEPARATE DISCUSSION OR ACTION ON ANY OF THE ITEMS IS NECESSARY UNLESS DESIRED BY A COMMISSIONER OR A CITIZEN, IN WHICH EVENT THE ITEM SHALL BE CONSIDERED IN ITS NORMAL SEQUENCE AFTER THE ITEMS NOT REQUIRING SEPARATE DISCUSSION HAVE BEEN ACTED UPON BY A SINGLE MOTION.

- 1. Consider approval, by motion, of the April 9, 2024 - Planning and Zoning Regular Meeting Minutes.

PRESENTATION

- 2. Receive a presentation from staff and hold discussion on the Codes and Ordinances governing Municipal Planning and Zoning and the Planning and Zoning Commission.

PUBLIC HEARINGS

Interested persons may participate in any of the Public Hearing items # 3-4:

1) To participate/speak remotely (online) during the Public Hearings, email planninginfo@sanmarcostx.gov no later than 12:00 p.m. on the day of the meeting, or 2) Email written comments. Comments received prior to 12:00 p.m. on the day of the meeting will be emailed to the Commissioners and comments received after the deadline will be provided to the Commissioners

at the meeting, or

3) Those wishing to speak in person may sign up in advance or appear in the City Council chambers at the

time the item is called Comments shall have a time limit of three minutes each and speakers must state

3. CUP-24-13 (Jack's Roadhouse) Hold a public hearing and consider a request by Philip Nadeau, on behalf of Jack's Roadhouse, for renewal of a Conditional Use Permit to allow on premise consumption of Mixed Beverages, located at 1625 Hunter Road. (K. Buck)
4. CUP-24-14 (Railyard Bar and Grill) Hold a public hearing and consider a request by Arash Saberi, on behalf of Railyard Bar and Grill, to renew a Conditional Use Permit to allow on premise consumption of Mixed Beverages, located at 116 South Edward Gary. (C.Garrison)

NON-CONSENT AGENDA

5. Receive a staff presentation and consider a recommendation on the 2025 Capital Improvement Program (CIP)
6. Receive a presentation from the Planning & Zoning Commission Committee regarding the proposed new boundary and renaming of the Dunbar & Heritage Neighborhood Area Plan and provide a recommendation to City Council.

V. Question and Answer Session with Press and Public.

This is an opportunity for the Press and Public to ask questions related to items on this agenda.

Comments shall have a time limit of three minutes each and speakers must state their name. The allotted time will commence at the beginning of the speakers remarks and will include time spent in discussion with

Commissioners and staff. Any questions which are unable to be addressed in the allotted time frame, or for which answers are not immediately available can be addressed outside the meeting.

VI. Adjournment

The meeting adjourned at 7:30 pm.

Enrique Velasquez, Recording Secretary

Chair, David Case

The City of San Marcos does not discriminate on the basis of disability in the admission or access to its services, programs, or activities. Individuals who require auxiliary aids and services for this meeting should contact the City of San Marcos ADA Coordinator at 512-393-8000 (voice) or call Texas Relay Service (TRS) by dialing 7-1-1. Requests can also be faxed to 512-393-8074 or sent by e-mail to ADArequest@sanmarcostx.gov