



# City of San Marcos

630 East Hopkins  
San Marcos, TX 78666

## Regular Meeting Agenda - Final Planning and Zoning Commission

---

Tuesday, April 9, 2019

6:00 PM

City Council Chambers

---

630 East Hopkins St.

- I. Call To Order
- II. Roll Call
- III. Chairperson's Opening Remarks
- IV. 30 Minute Citizen Comment Period

### CONSENT AGENDA

- 1. PC-18-23\_02 (Cottonwood Creek Phase 3 Units 4 & 5) Consider a request by Pape-Dawson Engineers, on behalf of Continental Homes of Texas, LP, for approval of the Cottonwood Creek Phase 3 Units 4 & 5 Preliminary Plat, consisting of approximately 29.413 acres, more or less, out of the Farnam Frye Survey. (T. Carpenter)
- 2. Consider approval of the minutes of the regular meeting of March 26, 2019.

### PUBLIC HEARINGS

- 3. Public Hearing and Presentation of 2020-2029 Capital Improvement Program. (L. Moyer)
- 4. ZC-19-04 (Uniprop) Hold a public hearing and consider a request by Glenn Couch, on behalf of San Marcos Warehouse, LLC, for a zoning change from "FD" Future Development to "LI" Light Industrial for approximately 8.1 acres, more or less, being Lot 1 Block A of the Uniprop Subdivision located at 2821 Leah Avenue, San Marcos, Texas. (T. Carpenter).
- 5. Hold a public hearing and consider a request by Chris Chaffee on behalf of Curby Ohnheiser, Carolyn Scurlock, Diane Deringer and Ohnheiser Properties, LP for approval of a Qualified Watershed Protection Plan Phase 2 for Lot 1 consisting of 81.83 acres of the proposed Katterra San Marcos Plat located off Hwy. 80 near FM 1984. (G. Schwarz)

### NON-CONSENT AGENDA

- 6. PC-19-13\_03 (Katterra San Marcos) Consider a request by Chris Chaffee, on behalf of Curby Ohnheiser, Carolyn Scurlock, Diane Deringer and Ohnheiser Properties, LP for

approval of the Katerra San Marcos Final Plat, consisting of approximately 81.83 acres, more or less, out of the William Pettus Survey located off SH-80 near FM 1984. (T. Carpenter)

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.*

VI. Adjournment

Notice of Assistance at the Public Meetings

*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](mailto:ADArequest@sanmarcostx.gov)*

I certify that the attached notice and agenda of items to be considered by the Planning and Zoning Commission was removed by me from the City Hall bulletin board on the \_\_\_\_\_ day of \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_ Title: