



City of San Marcos

630 East Hopkins
San Marcos, TX 78666

Master

File Number: Res. 2019-120R

File ID: Res. 2019-120R

Type: Action Item

Status: Individual
Consideration

Version: 1

Reference:

Mtg. Body: City Council

File Created: 05/29/2019

Subject:

Final Action:

Title: Receive a Staff presentation and hold a Public Hearing to receive comments for or against Resolution 2019-120R, approving a request for a Conditional Use Permit (CUP-19-11) to allow a Purpose Built Student Housing Development in the 100 Block of South Guadalupe Street between West San Antonio Street and West MLK Drive; authorizing City Staff to Issue a Conditional Use Permit Consistent with this Resolution; and declaring an effective date; and consider approval of Resolution 2019-120R.

Internal Notes:

Agenda Date: 06/18/2019

Sponsors:

Enactment Date:

Attachments: CUP-19-11 City Council Cover Memo, Resolution, CUP-19-11 Notified Addresses, CUP-19-11 Notification Map, CUP-19-11 Aerial Map, CUP-19-11 Staff Report, CUP-19-11 Applicant's Justification, CUP-19-11 3-D Rendering, CUP-19-11 5 Story Guadalupe Elevation, CUP-19-11 5 Story Alley Elevation.pdf, CUP-19-11 Floor/Site Plans, CUP-19-11 Application, Guadalupe Cross Section, MLK Cross Section, San Antonio Cross Section, Letters of Opposition, CUP-19-11 Public Comment Map, CUP-19-11 Presentation

Enactment Number:

Contact:

Hearing Date:

Drafter: wparrish@sanmarcostx.gov

Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	City Council	06/18/2019					
	Notes: Shannon Mattingly, Director of Development Services, provided an update on the CUP request for a Purpose Built Student Housing Development. The property is located along South Guadalupe Street between West San Antonio Street and West MLK Drive. It is located within the Downtown High Intensity Zone as designated						

on the Preferred Scenario Map.

****See Presentation to update minutes*****

Opened PH at ???

Those who Spoke:

Russ Broderick,

Lee Porterfield,

Andy Greenwood,

Those speaking in opposition:

Roland Saucedo, every page had one common word: concerns. This is the only development that has come before council with so many recommendations. Nothing was stated that was beneficial. He spoke on Icon Village a three story building and now this development which is larger and this is a safety issue. we love the students, but we need inclusivity. He has a problem about a 5 story building.

Belinda Galvez, opposed of being taken over by student housing.

Sarah Lee Underwood-Myers,

???,

LMC, Victory Gardens were promised a character neighborhood study. spoke on fire department and how many doors they have to kick in to get to students. Spoke on asphalt overlays and the effects it has on humans and animals.

Jay Hiebert, asked council to deny the proposed CUP. spoke of his travels to Europe and return to SM. The character of downtown will be lost with this development. It is out of character for a small town.

Alice Thompson, student at Tx State, against this project because we have so much housing built that is causing too much traffic, increases rent, etc. There are other ways to accommodate students. A five story building is not necessary, it is counterintuitive to how the downtown is layed out.

Mary ??? against this project, we have enough housing and a lot of traffic. You are only thinking about students and not the other residents. We wont be able to manage traffic, say no to this project.

Public Hearing closed at 8:19 p.m.

Meeting went into Recess

Meeting Reconvened

1 City Council 06/18/2019 postponed

Pass

Notes: Council would like a committee to review this project.

Consists of: Melissa, Jane, Joca

postpone to August 20th or September 3rd

returned into regular session at 8:40 p.m.

Text of Legislative File Res. 2019-120R