

City of Woodcreek Planning and Zoning Commission Special Meeting

August 13, 2019; 5:00 p.m.

MINUTES

- 1. Call to Order.** Chairperson Anne Greene called the meeting to order at 5:00 p.m.
- 2. Pledges**
- 3. Roll Call. Present:** Chairperson Anne Greene, Vice Chairperson Joe Kotarba, Commissioner Larry Alford, Commissioner Jeff Rasco, Alternate Commissioner Carl Weldon, Alternate Commissioner Kathy Maldonado, Woodcreek Attorney Casandra Cascos Ortiz, City Manager Brenton Lewis, City Secretary Linda Land
Absent: Commissioner Jack Boze
- 4. Approval of Minutes of July 17, 2019.** Commissioner Alford moved to approve the minutes of July 17, 2019. The motion was seconded by Vice Chairperson Joe Kotarba and passed with a vote of 4-0-0.
- 5. Public Hearing to consider an application from Peter and Coleen Parchesky, 2017 East Meadow Lane, Wimberley, TX 78676 to Replat Lot 49, Cypress Creek Acres, establishing Lots 49-A and 49-B within the City of Woodcreek's Extraterritorial Jurisdiction. This property is further identified by the Hays County Central Appraisal District by identification number R25613.** Vice Chairperson Kotarba made a motion to table the replat until the application is in compliance. The motion was seconded by Commissioner Alford which passed with a vote of 4-0-0.
- 6. Discussion and Take Possible Action on consider an application from Peter and Coleen Parchesky, 2017 East Meadow Lane, Wimberley, TX 78676 to Replat Lot 49, Cypress Creek Acres, establishing Lots 49-A and 49-B within the City of Woodcreek's Extraterritorial Jurisdiction. This property is further identified by the Hays County Central Appraisal District by identification number R25613.** Since Item 5 was tabled, Item 6 was not considered.
- 7. Public Hearing on the Proposal to Re-Zone Lot 18, Woodcreek, Section 4-A, 155 Champions Circle, Woodcreek, Texas from SF-1 (Single Family Residential) with a Special Use Permit (Commercial Use for Day Rental and Overnight Lodging) to SF-1 (Single Family Residential) and Revoke the Special Use Permit (Commercial Use for Day Rental and Overnight Lodging). This Property is Further Identified by Hays Central Appraisal District Property ID R48940.**

Public Hearing Open: 5:06 p.m.

Tommy K. Harrington spoke in support in support of keeping the Special Use Permit.

H. Winston Ault yielded his time to Mr. Harrington, but then chose to speak for 30 seconds in support of keeping the Special Use Permit.

Judy Brizendine spoke in favor of removing the ordinance and allowing the zoning to rule.

Whitney Miller spoke against Short Term Rental zoning

Perry Satterwhite spoke against Short Term Rental zoning

Written communication from Judy Roach in favor of repealing the Special Use Permit was read.

Public Hearing Closed: 5:19 p.m.

- 8. Discussion and/or Take Appropriate Action on the Proposal to Re-Zone Lot 18, Woodcreek, Section 4-A, 155 Champions Circle, Woodcreek, Texas from SF-1 (Single Family Residential) with a Special Use Permit (Commercial Use for Day Rental and Overnight Lodging) to SF-1 (Single Family Residential) and Revoke the Special Use Permit (Commercial Use for Day Rental and Overnight Lodging). This Property is Further Identified by Hays Central Appraisal District Property ID R48940.**

Suzanne Oliver, property owner, explained the history of the use of 155 Champions Circle. A friend of Ms. Oliver spoke about photos included in the meeting packet. Mr. Hall said he was an attorney representing Ms. Oliver and requested that the commission look at facts and policy. He requested that the neighbors go to mediators to build a relationship and solve the problem.

Meredith and Andy Davenport, 153 Champions Circle, explained the problems they have been experiencing with the occupants of 155 Champions Circle. They expressed concerns about the quality of life and safety issues of a short-term rental in a residential neighborhood.

Chairperson Greene warned Mr. Harrington that he must refrain from speaking out of turn.

Mr. Harrington left the meeting at the request of Chairperson Greene.

Suzanne Oliver provided more information to the commission – ex. there have been 19 tenants at 155 Champions Circle between November and July; property owner has been accessible.

Chairperson Anne Greene designated Alternate Commissioner Kathy Maldonado to vote in place of Commissioner Jack Boze, who was absent.

After discussion, Alternate Commissioner Maldonado made a motion to table the issue until the Oct. 16th meeting at which time they would have more definitive documentation on any violations.

The motion was seconded by Commissioner Alford and passed with a vote of 5-0-0.

- 9. Discussion and Take Possible Action on Proposed Regulations for Short-Term Rentals**

After discussion, no action was taken.

10. Adjourn



Anne Greene, Chairperson



Linda Land, City Secretary