

**CITY OF KERRVILLE, TEXAS  
PLANNING AND ZONING COMMISSION**

February 6, 2014

**MEMBERS PRESENT:**

David Watterson, Chair  
Garrett Harmon, Commissioner  
Bill Morgan, Commissioner  
Bob Waller, Commissioner  
Doyle Malone, Alternate  
Rustin Zuber, Alternate

**MEMBERS ABSENT:**

Bruce Motheral, Commissioner

**COUNCIL LIASON:**

Justin MacDonald (not present)

**STAFF PRESENT:**

Jason Lutz, Senior Planner  
Dorothy Miller, Recording Secretary

**CALL TO ORDER:**

On February 6, 2014, the Kerrville Planning and Zoning Commission regular meeting was called to order at 4:30 p.m. in the City Hall Council Chambers, 701 Main Street.

**1. VISITORS/CITIZENS FORUM:**

No one spoke.

**2. CONSENT AGENDA:**

All items listed below in the consent agenda are considered routine or ministerial in nature and will be enacted with one motion. There will be no separate discussion of items unless a Commissioner or citizen so requests; in which case the item(s) will be removed from the consent agenda and considered separately.

2A. Approval of the minutes from the January 29, 2013 meeting.

Comr. Morgan moved to approve the minutes as presented; motion was seconded by Comr. Harmon and passed 5-0.

**3. PUBLIC HEARINGS AND ACTION:**

**3A. Conditional Use Permit** - Public hearing, consideration, and action concerning a conditional use permit to allow the land use of "Restaurant, General", which would permit the retail sale of alcoholic beverages for on-premises consumption, for Lots 21, 22, 23, and 24, Block G of the B.F. Cage Addition Subdivision, located at 820 Sidney Baker St. North.

Owner: Bruce Motheral  
Applicant: Peggy Shen

Zoned: N-21  
Planning File: 2014-002

Mr. Lutz presented the findings of fact and recommended approval of the CUP.

Mr. Watterson opened the public hearing at 4:35 p.m. Hearing no one speak, Mr. Watterson closed the floor at 4:36 p.m.

Mr. Harmon moved to approve the CUP as presented; motion was second by Mr. Morgan and passed 5-0.

**4. STAFF REPORTS:**

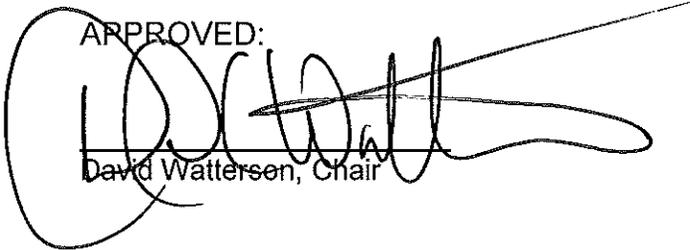
4A. Report concerning future agenda items.

Mr. Lutz announced there will be no meeting on February 20, 2014. A final plat will be presented to Commissioners on March 6, 2014.

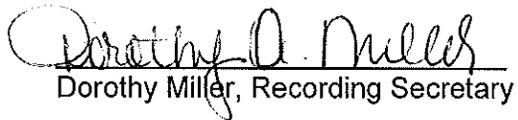
**5. ADJOURNMENT**

This meeting was adjourned at 4:38 p.m.

APPROVED:



David Watterson, Chair



Dorothy Miller, Recording Secretary

3/6/14  
Date Minutes Approved