

PLANNING & ZONING COMMISSION

Regular Called Meeting, Council Chambers, 1209 Fiorella, Wed , Aug 10, 2022, 6:30 p.m.

1. Call to order: 6:30
2. Roll Call: Priscilla Garrett, Kyle McVay, Jim Welch, Jeff Gardner, Jacob Posey
3. Citizens Comments: Open/Close at 6:31. None.
4. Approval of minutes from previous meetings: May 11, 2022, motion to approve by Jeff Gardner, 2nd Jacob Posey. Motion passed.
5. Nomination and election of board officers. Priscilla Garrett nominated for Secretary, motion by Kyle McVay, 2nd by Jeff Gardner, motion passed. Jim Welch nominated for Chairman by Priscilla Garrett, 2nd by Kyle McVey, motion passed.
6. Discussion on the Unified Development Ordinance (UDC) and Master Plan process.

Staff reviewed the presentation from Bryce Cox, a planning consultant with the City's attorney group that was presented on May 10th to council and explained how the process worked and the elements of a UDC. We were provided with copies of a few slides shared at the May Council meeting as well as pages from a proposal the Freese & Nichols prepared for the city of Buda for information purposes. Council has paused the process to gain community involvement for the UDC. We were asked how we felt about the process and all remarks from the Commission were positive to go forward with the process.

7. Discussion on an amendment to the City of Castroville Code of Ordinances, Section 100-113 of the Subdivision Ordinance regarding street geometry standards.

Previously presented to P&Z in February 2020 with staff direction to move forward but put on hold because of Covid. Request is to bring the existing code in line with the best practices for street design. Staff suggested utilizing the American Association of State Highway & Transportation Officials (AASHTO) Policy on Geometric Design of Highways and streets. Wording of this section seems to be appropriate, only changes will be to some of the values.

It was suggested during discussion to make the following changes:

1. Change pavement crown or cross slope from inches to "2% min-4% max".
2. Change Vertical Curvature – allow algebraic difference of 4% max at intersections.
3. Remove concrete pavement requirement on Cul-De-Sacs and intersections.

Changes would need to be confirmed with previous council actions and a public hearing will be required.

8. Discussion on the Educational Series: Our Journey Forward.

Beginning Thursday, August 25th a lecture series "Our Past Guides Our Future" will be presented over four evenings funded by the Castroville Conservation Society. City Council has presented a resolution formally supporting the lecture series and has urged the community to attend and become a part of the decisions that need to be made for Castroville's future.


9. Discussion on setting the next meeting date.

Our next regularly scheduled meeting falls on Thursday, September 15th, the date of the last presentation. To enable P&Z Commission members to attend the last lecture, we will have either a shortened meeting, if possible, beginning at 6:30 or if more time is needed, we agreed to meet earlier at 6:00 p.m.

10. Meeting adjourned at 7:10



Review and Approved,
Jim Welch, Chairman



Priscilla Garrett
Secretary