

City of Fredericksburg

REGULAR CITY COUNCIL MEETING AGENDA

MONDAY, MARCH 1, 2021 ~ 6 P.M.

ROCK BOX THEATER

109 N. LLANO STREET

FREDERICKSBURG, TEXAS 78624

Charlie Kiehne, Mayor
Tom Musselman, Councilmember
Bobby Watson, Councilmember

Jerry M. Luckenbach, Councilmember
Polly Rickert, Councilmember
Kent Myers, City Manager

The City of Fredericksburg City Council will meet in a regular session on Monday, March 1, 2021 at 6 p.m. **This meeting will be held in person and live stream on our YouTube Channel.**

Link to City of Fredericksburg YouTube Channel [Fredericksburg, Texas USA - YouTube](https://www.youtube.com/channel/UCrhnIFjVfDS1SPBJD2pYKcQ/featured)
(<https://www.youtube.com/channel/UCrhnIFjVfDS1SPBJD2pYKcQ/featured>)

Audio of this meeting will be recorded and uploaded to the City website following the conclusion of the meeting.

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. UPDATE ON CORONAVIRUS (COVID-19) PANDEMIC

4. EMPLOYEE RECOGNITIONS

5. PUBLIC COMMENTS

The City Council welcomes citizen participation and comments at all City Council Regular Meetings. The City Council offers citizens the opportunity to address them by signing up to speak prior to the meeting and to limit comments to 3-minutes.

NOTE: The Texas Open Meetings Act permits a member of the public or a member of the governmental body to raise a subject that has not been included in the notice for the meeting. However, any discussion of the subject must be limited to a proposal to place the subject on the agenda for a future meeting and any response to a question posed to the City Council is limited to either a statement of specific information or recitation of existing policy. TEX. GOV'T CODE § 551.042.

Written Comments: to be submitted remotely:

1. Must be received by 3 p.m. on March 1, 2021.
2. Complete the Citizen Comment Form online at www.fbgtx.org; or
3. Email your comments to CitizenComments@fbgtx.org or
4. Complete a Citizen Comment Form located inside the Public Access entrance at 126 W. Main Street, Fredericksburg, Texas, and place in the box marked Citizen Comment Form.

Copies of the submitted comments will be provided to the City Council and made public on the City website under the "**March 1, 2021**, City Council Regular Meeting" tab.

Verbal Comments:

1. Sign up in-person between 5:30 p.m. and 6 p.m. at the Rock Box Theater in order to comment.
2. You will be limited to 3 minutes to speak.

6. OTHER ACTION ITEMS AND UPDATES

- A. Consider the approval of Conditional Use Permit per section 5.400 for the following uses: condominium residential and Townhouse Residential on a C1 Zoned property located at 1032 S. Milam (#Z-2019) (previously discussed on February 22, 2021) (Jason Lutz, Director of Development Services).
(Agenda Packet Pages 3-60)
- B. Consider the approval of the Health and Safety Plan approval for the Pedernales Creative Arts Alliance 2021 Summer Concert Series (Jennifer Krupa, Special Events Coordinator).
(Agenda Packet Pages 61-78)

7. CITY MANAGER REPORT

- A. Weather Emergency Update.
- B. Legislative Update.
- C. March 3, 2021, City Council Work Session

8. ITEMS FOR FUTURE AGENDA

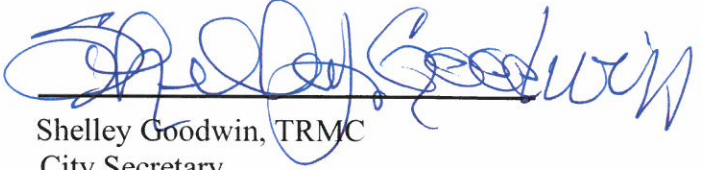
(Agenda Packet Pages 79-80)

9. COUNCIL COMMENTS

Reports about items of community interest, which no action will be taken.

10. ADJOURN

This is to certify that I, Shelley Goodwin, posted this Agenda at 11:40 a.m. on February 24, 2021, at the entrance and on the bulletin board of the City of Fredericksburg City Hall, 126 W. Main St., Fredericksburg, Texas.


Shelley Goodwin, TRMC
City Secretary



CITY COUNCIL MEMO

DATE: March 1, 2021

TO: Mayor and City Council

FROM: Jason Lutz

SUBJECT: Z-2019 – Conditional Use Permit for Condominiums & Townhomes at the northwest intersection of Keller Crossing & S. Milam St.

Summary:

The applicant is proposing a multi-phased mixed use development to be constructed on approximately 14.6 acres of land located to the north of Keller Crossing, between Burger King and the Windcrest Townhome subdivision. The Keller Oaks Development is proposed to consist of 22 Townhomes and 32 Condominiums (Phase I & II). The project will include a Community Center as well as Professional Offices fronting on Keller Crossing. The proposed Professional Office Space will consist of 8 Office Buildings. Total building area is approximately 45,559 square feet.

The property is currently zoned Neighborhood Commercial (C-1) and medical offices are allowed, by right in the zoning district. The C-1 zoning district does allow Townhomes & Condominiums, with the approval of a Conditional Use Permit (CUP). The property is bounded to the north by the Windcrest residential development (PUD), Commercial (C-2) zoning to the south & west, and Public Facilities (PF) zoning districts to the south & east (Hospital).

The project will need to go through additional City processes before any permits can be issued. The next step will be to plat the property for the townhomes and condominiums. As part of the platting process, a variance to City regulations regarding the maximum lengths of streets that end in cul-de-sacs will need to be approved. The proposed street, Crestwood Circle, is 733' in length and the maximum for this type of street is 500'. Staff can support this variance request due to the associated topographic and safety issues. No sidewalks are proposed along the residential areas and staff is recommending that the development provide additional sidewalks to provide pedestrian access to other phases of the development. In addition to the platting process, the applicant will need to have the official site plan reviewed and approved based on conformance to City regulations. Before the site plan may be approved,

The City of Fredericksburg

staff will need to work with the applicant regarding an existing home located on the property. This home is not listed on the City's inventory of Historical Structures, but due to its age, may qualify for historic protections.

Recommendation:

The Planning and Zoning Commission voted 7-0 to approve the CUP for Townhomes & Condominiums with the condition that the project provide additional sidewalks in the development.

Staff received 13 protests for the original request of multiple CUP land uses and received 5 protests on the updated CUP request for Condominiums and Townhouses.

Staff recommends Approval of the Conditional Use Permit for Condominium Residential and Townhouse Residential, for Phase I & II, with the condition that additional sidewalks be constructed along the residential areas in order to provide pedestrian access to other phases of the development.

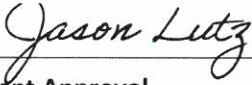
Background / Analysis:

Council considered the request on February 15, 2021 and tabled the item in order to allow the applicant to meet with additional landowners regarding their concerns about the project. At this time staff has not received any updates regarding those discussions.

See the attached Conditional Use Permit Brief for a summary of the existing and proposed land uses and zoning.

Attachments:

Conditional Use Permit Brief, property owner list, project plans, project summary, maps, and opposition letters.


Department Approval


City Manager Approval


City Attorney Approval

The City of Fredericksburg

P. V. McMinn, Jr.

■ **Project Planning** ■ **Design / Build** ■ **Development Services**
■ Commercial ■ Industrial ■ Multi-family ■ Select Residential
PO Box 61305, San Angelo, Texas 76906

January 28 , 2021

City of Fredericksburg - Development Review Committee (DRC)
126 W. Main St.
Fredericksburg, TX 78624

Re: Withdrawal of certain requested uses under the Conditional Use Permit Application / Keller Oaks Subdivision.

Dear Committee Members :

In a previous letter, dated December 26, 2020, I had requested some sixteen (16) various uses as listed on Page 2 & 3 of the Project Application be approved under this Application. However, after explaining our vision for the development to Committee Members during a zoom meeting held on January 13, 2020, and having the "use titles" explained as to what they refer to, it was learned that most of the requested uses are not compatible with our objective, and therefore unnecessary, and should be withdrawn from the Application.

Therefore, we respectfully request that, in addition to the "Principal Permitted Uses" as listed under Sec. 3.2 - C-1 NEIGHBORHOOD COMMERCIAL", that the following uses as listed on Page 2 & 3 of the Project Application as "may be permitted subject to a conditional Use Permit as provided for in section 5.400" be approved under this Application:

1. Townhouse Residential; and,
2. Condominium Residential (section 7.610);

Again, we look forward to our mixed-use development being a welcomed and successful addition to the beautiful city of Fredericksburg. I feel certain that our vision for this development will be well received and accomplish that goal.

We look forward to your approval of this application and joining your community.

Very truly yours,

P. V. McMinn, Jr.



Project Application

City of Fredericksburg - Development Services Department
126 W. Main St., Fredericksburg, TX 78624 - (830)997-7521

A. Project Information (Please complete all items)

Project Name: *Keller Oaks - A Mixed Use Development*
Project Address: *Keller Crossing @ S Milan Street, Fredericksburg, Tx 76824*
Tax ID Number (s): *Simple As Dirt Engineering 83-3233373*

Application Type (Check all items that apply)

PDF COPIES ARE REQUIRED FOR ALL SUBMISSIONS

- | | | |
|--|--|--|
| ☒ Conditional Use Permit | ☐ Minor Plat* | ☐ Plat Vacation |
| ☐ Site Plan | ☐ Replat* | ☐ Annexation* |
| ☐ Zoning Change | ☐ Amending Plat* | ☐ Final Plat* |
| ☐ Land Use Plan Change | ☐ Preliminary Plat* | |

Revision of Approved Plan / Plat? ☐ Yes ☒ No Name:

Jurisdiction: ☒ City Limits ☐ ETJ Total Acres: *14.6* No. of Lots: *25*

Original Survey & Abstract No:

Legal Description: *Keller SubD Lot 1R-1, 14.25 - Home site - Replat*

Current Land Use Plan: *Neighborhood Commercial* Proposed Land Use Plan: *Neighborhood Commercial*

Current Zoning: *C1* Proposed Zoning: *C1 w/ townhouse and*

Location: *North west and adjacent to Keller Crossing and Milan intersection*

Proposed Use(s): *townhouses, Condominiums, Commercial Retail and office*

Applicant's Signature

Applicant's Role: ☐ Owner ☐ Developer ☒ Other (note role): *Engineer*

I hereby certify that the information supplied with this application is true and correct, and that the paper and electronic copies of the materials submitted are consistent with each other, to the best of my knowledge. I also certify I have authorization from the owner to act on his / her behalf.

Signature: *Nick Taylor*

Printed Name: *Nick Taylor*

Date: *12-7-20*

Staff Use Only

Application No.: _____ Date: _____

*Copy of current Title Search required with application.



Project Application

City of Fredericksburg - Development Services Department
126 W. Main St., Fredericksburg, TX 78624 - (830)997-7521

B. Contact Information (Please complete all items. Attach additional pages as necessary.)

I. Property Owner(s)

Firm Name (if applicable):

Owner Name: Mary Martha Devere

Address: 1032 S Milan St, Fredericksburg Tx 78624

Phone: 830-733-0693 Fax: 512-342-6500 Email: MaryKeller000@gmail.com

DocuSigned by:

Mary Devere

4218054C3E-A24AF

II. Owner's Agent/Engineer/Surveyor (Main contact person responsible for application)

Role: ☒ Agent ☒ Engineer ☐ Surveyor ☐ Other (note role):

Firm Name (if applicable): Simple As Dirt Engineering

Address: 4250 CR 260, Richland Springs, Texas 76871

Primary Contact Name:

Phone: 325 456 4005 Fax:

Email: nick@SA-Dirt.com

Secondary Contact Name:

Phone:

Fax:

Email:

III. Applicant

Firm Name (if applicable):

Applicant Name (s): P. V. McMinn Jr.

Address: 805 N Llanu, Fredericksburg, Tx 78624

Phone: (825) 234-9424 Fax:

Email: pvmcminnjr@gmail.com

IV. Applicant's Agent/Engineer/Surveyor (Main contact person responsible for application)

Role: ☐ Agent ☐ Engineer ☐ Surveyor ☐ Other (note role):

Firm Name (if applicable):

Same As Above - Simple As Dirt Engineering

Address:

Primary Contact Name:

Phone: Fax: Email:



Project Application

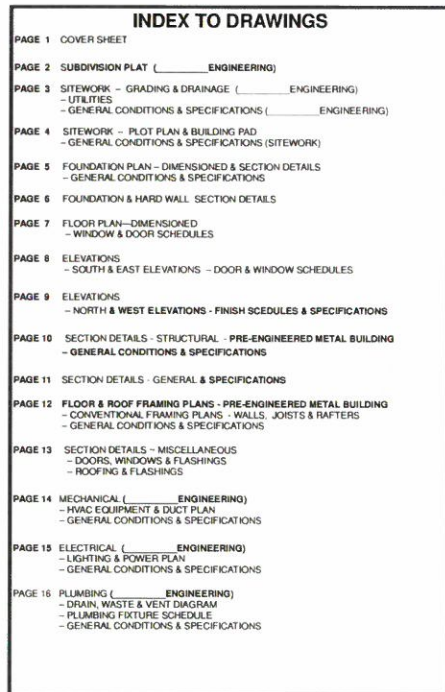
City of Fredericksburg - Development Services Department
126 W. Main St., Fredericksburg, TX 78624 – (830)997-7521

C. Fee Schedule (Please attach appropriate fee to application.)

- ☒ Conditional Use Permit Application - \$400
- ☐ Site Plan Application Admin - \$300
- ☐ Site Plan Application P&Z - \$400
- ☐ Application for Zoning Change - \$400
- ☐ Application for Land Use Change - \$300
- ☐ Minor Plat - \$300
- ☐ Amending Plat - \$300
- ☐ Replat - \$300 plus \$20 per lot
- ☐ Preliminary Plat - \$400 plus \$20 per lot
- ☐ Final Plat - \$500 plus \$10 per lot

D. Recording Fee Schedule

For plats, a recording fee will be collected when mylars are presented. The check should be made payable to Gillespie County Clerk and the recording fees are \$121.00 for a single lot plat. Each additional lot will increase the recording fee by \$10.00.

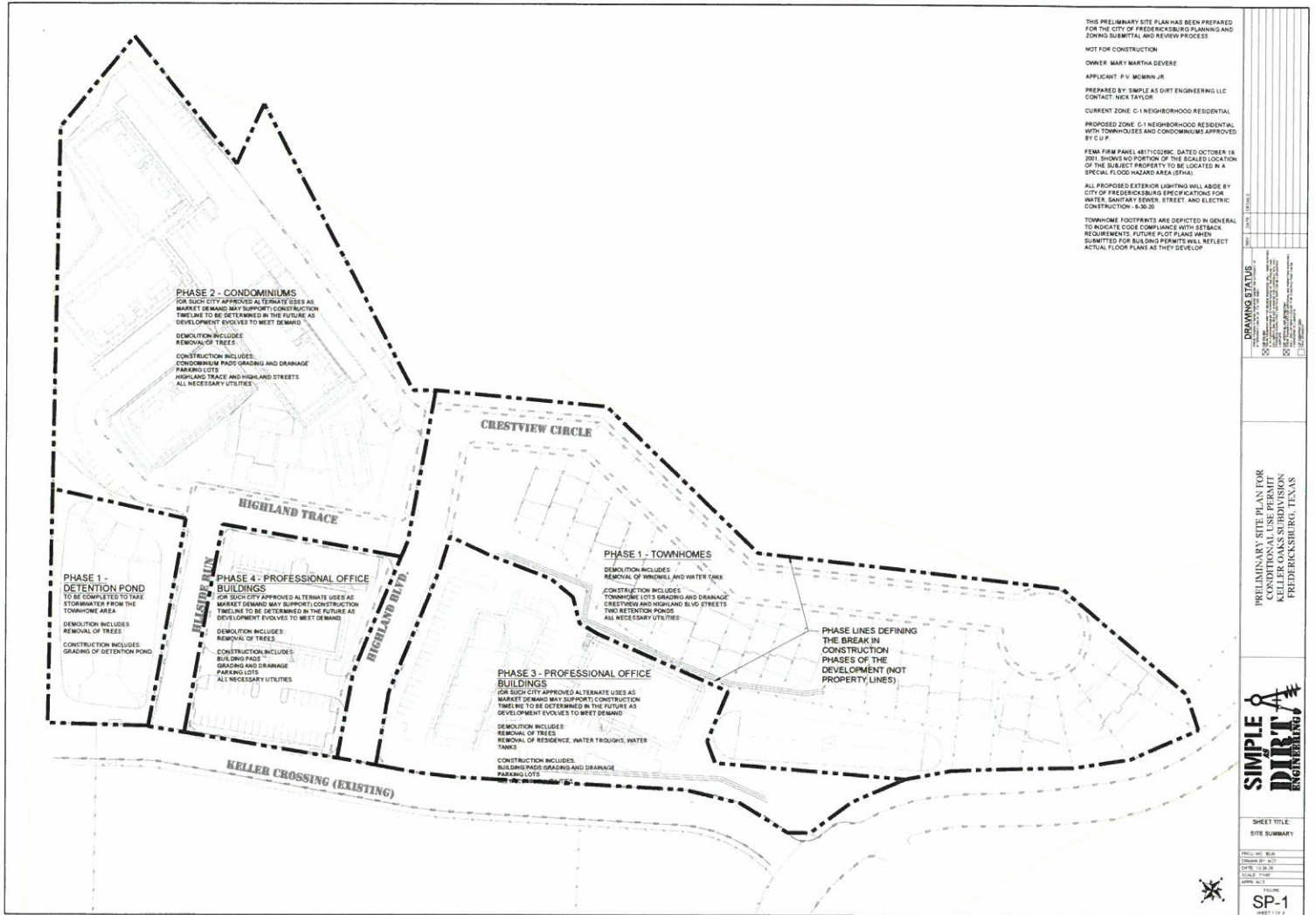


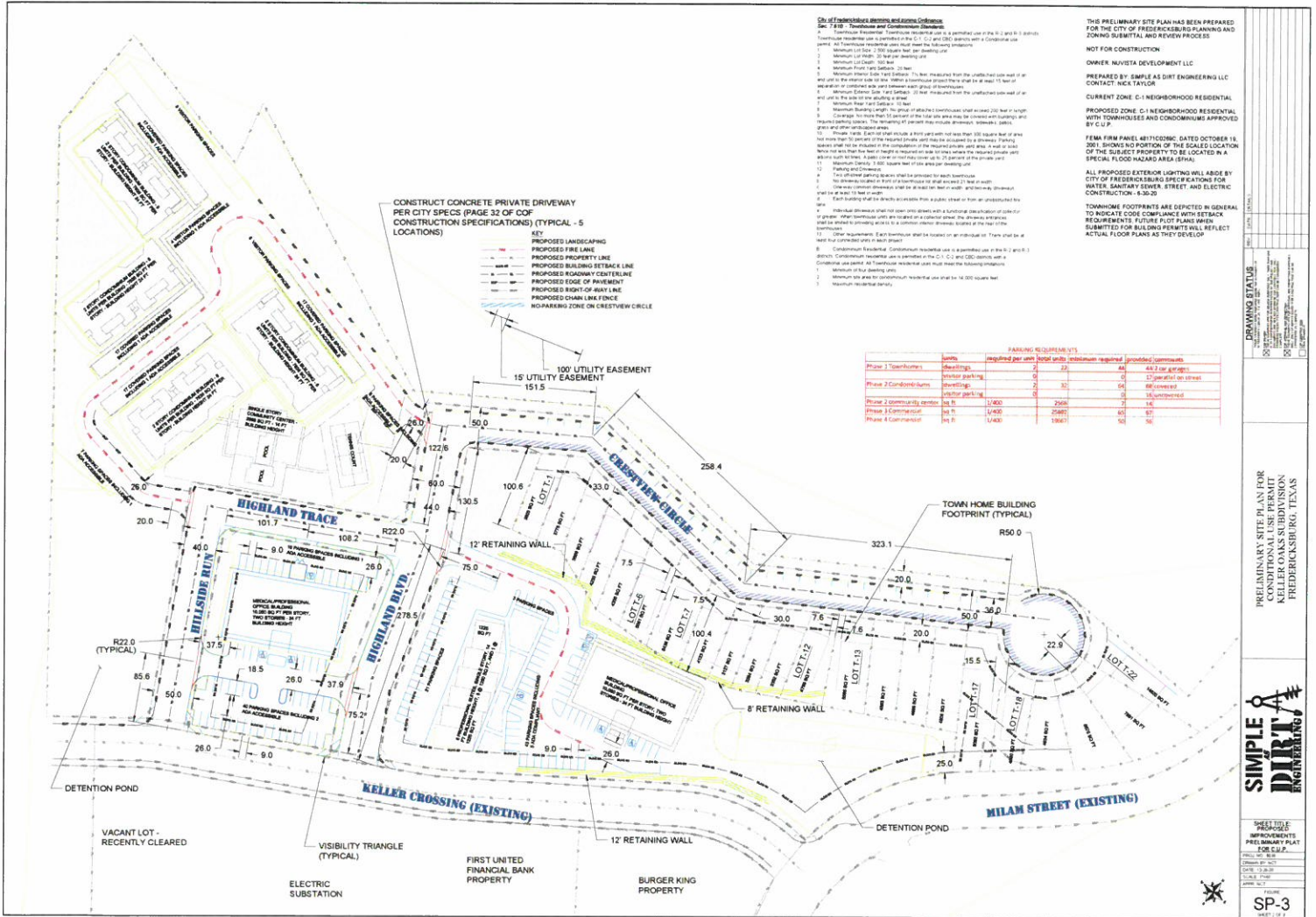
A Mixed Use Development by:
NuVista Development, LLC

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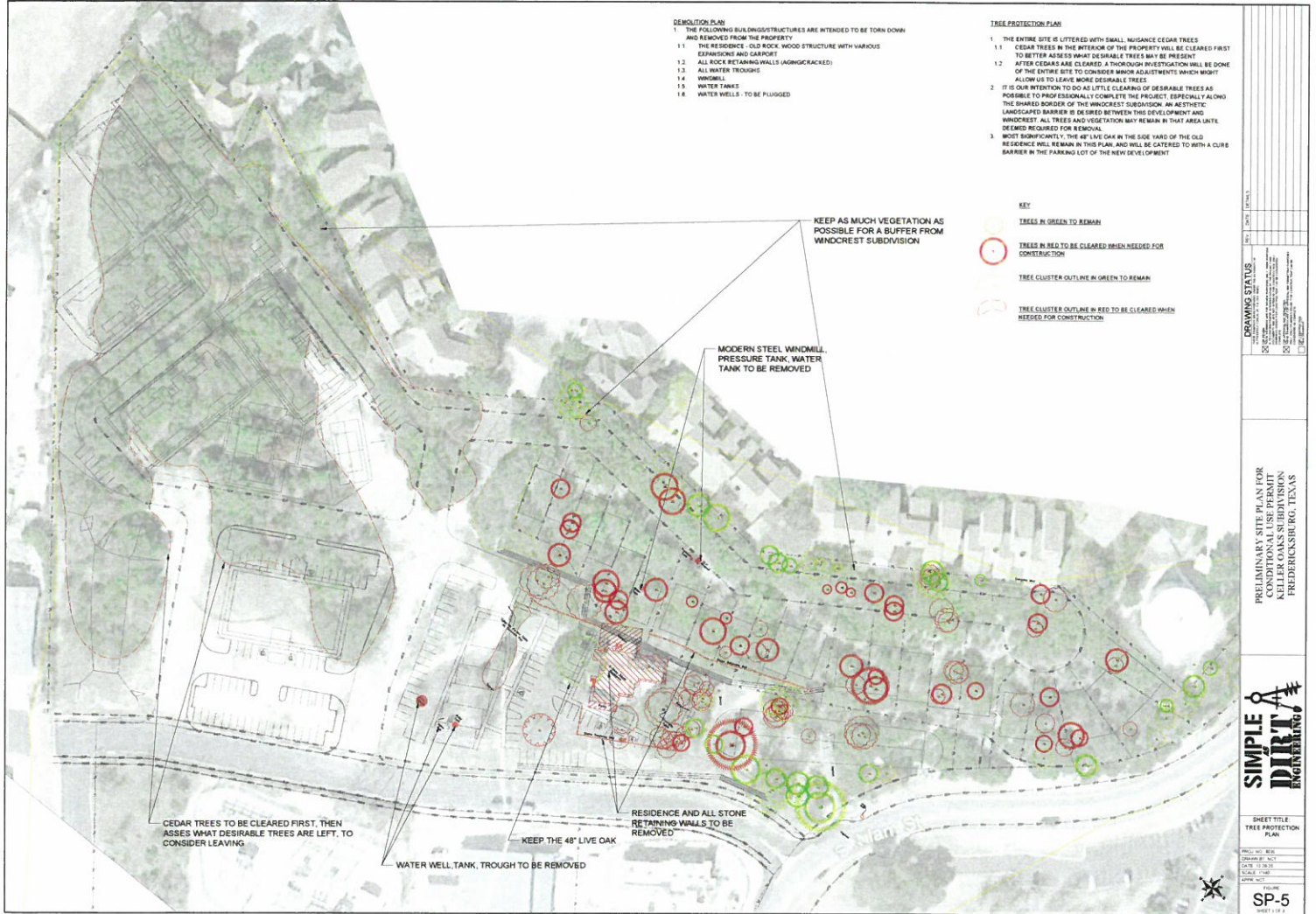


FRONT ELEVATION— TOWNHOME (PROTOTYPE 1)









aCONDITIONAL USE PERMIT BRIEF
Request Z-2019

APPLICANT: Simple as Dirt Engineering, Nick Taylor, AIA, NCARB

LOCATION: 1032 S. Milam

EXISTING ZONING: C1 – Neighborhood Commercial

EXISTING LAND USE: Mixed Use Corridor

PROPOSED REQUEST: Conditional Use Permit for Condominium Residential and Townhouse Residential

CUP Site Plan Overview:

- The Keller Oaks Development is proposed to consist of 22 Townhomes and 32 Condominiums. The project will include a Community Center as well as Professional Offices fronting on Keller Crossing. (see proposed Site Plan).
- The proposed Professional Office Space will consist of 8 Office Buildings. Total building area is approximately 45,559 square feet.
- Access to the property is from Keller Crossing.
- 128 Residential parking spaces are proposed. 123 spaces for the Professional Office and 14 for the Community Center. (Math doesn't match)
- The site is laid out in such a way that the Residential development is separate from the Commercial.
- The surrounding zoning is OS (Open Space) to the north, C2 Commercial to the south and east, and PUD (Planned Unit Development) to the west.

Review and Evaluation Criteria:

A. CONFORMANCE WITH APPLICABLE REGULATIONS:

- Staff would recommend that the Site Plan is conceptual at this point but appears to meet the C-1 Zoning regulations.
- Crestwood Circle (cul-de-sac street) is currently proposed to be 733' in length. In accordance with section 6.12 of the Subdivision Ordinance, the maximum cul-de-sac length shall be 500'. As currently presented, this proposal does not meet the Subdivision Ordinance requirements and a Variance would be required.

B. COMPATIBILITY WITH EXISTING OR PERMITTED USES IN ABUTTING SITES:

- We would expect the proposed use described by the applicant to be compatible with the surrounding residential and commercial zoning.

C. POTENTIALLY UNFAVORABLE EFFECTS OR IMPACTS ON OTHER EXISTING OR PERMITTED USES ON ABUTTING PROPERTY:

- We do not anticipate unfavorable effects on adjoining properties from this use.
- D. MODIFICATIONS TO THE SITE PLAN WHICH WOULD RESULT IN INCREASED COMPATIBILITY AND WOULD MITIGATE POTENTIALLY UNFAVORABLE IMPACTS:**
- None.
- E. SAFETY AND CONVENIENCE OF VEHICULAR AND PEDESTRIAN CIRCULATION IN THE VICINITY:**
- Drive access into this property will be on Keller Crossing The proposed uses on site are anticipated to operate with compatible operating hours. The site is designed to accommodate required parking, vehicle circulation and pedestrian circulation. Staff would like to see more interior sidewalks to accommodate a walkable development.
- F. PROTECTION OF PERSONS AND PROPERTY FROM EROSION, FLOOD OR WATER DAMAGE, FIRE, NOISE, GLARE:**
- This site has significant elevation change. Site shall comply with City of Fredericksburg requirements.
- G. LOCATION OF LIGHTING AND TYPE OF SIGNS; THE RELATION OF SIGNS TO TRAFFIC CONTROL AND ADVERSE EFFECTS OF SIGNS ON ADJACENT PROPERTIES:**
- Site and building lighting shall comply with City of Fredericksburg requirements. Staff is waiting on the applicant to submit a lighting plan.
- H. ADEQUACY AND CONVENIENCE OF OFF-STREET PARKING AND LOADING FACILITIES:**
- Sufficient parking is provided based on the code. Parking for the Condominiums and Townhouse complexes are separate from the parking for the Professional Office Space. Staff does not support excess parking as indicated in Phase XX. Given the sensitive hillside site, parking/paving should be kept to the minimum.
- I. DETERMINATION THAT THE PROPOSED USE IS IN ACCORDANCE WITH THE OBJECTIVES OF THESE ZONING REGULATIONS AND PURPOSES OF THE ZONE IN WHICH THE SITE IS LOCATED:**
- Affirmative
- J. DETERMINATION THAT THE PROPOSED USE WILL COMPLY WITH EACH OF THE APPLICABLE PROVISIONS OF THE ZONING ORDINANCE:**
- Affirmative.

K. DETERMINATION THAT THE PROPOSED USE AND SITE DEVELOPMENT, TOGETHER WITH ANY MODIFICATIONS APPLICABLE, THERETO, WILL BE COMPATIBLE WITH EXISTING OR PERMITTED USES IN THE VICINITY:

- Affirmative.

L. DETERMINATION THAT ANY CONDITIONS APPLICABLE TO APPROVAL ARE THE MINIMUM NECESSARY TO MINIMIZE POTENTIALLY UNFAVORABLE IMPACTS ON NEARBY USES AND TO ENSURE COMPATIBILITY OF THE PROPOSED USE WITH EXISTING OR PERMITTED USES IN THE SAME DISTRICT AND THE SURROUNDING AREA:

- The design of the site plan, including the locations of the buildings appear to rely heavily on removal of much of the vegetation, including several established trees. Staff is not in favor of tree removal as is currently presented. Staff has requested a more detailed Tree Survey. Staff believes that a potential clear cutting of the site would present an unfavorable impact on the neighboring properties.

M. DETERMINATION THAT THE PROPOSED USE TOGETHER WITH THE CONDITIONS APPLICABLE THERETO, WILL NOT BE DETRIMENTAL TO THE PUBLIC HEALTH, SAFETY, OR WELFARE OR MATERIALLY INJURIOUS TO PROPERTIES OR IMPROVEMENTS IN THE VICINITY:

- We would not expect the proposed use to have detrimental effects on the public health, safety, or welfare of properties in the vicinity.

OPPOSITION/SUPPORT OF REQUEST: This application originally included multiple CUP requests for additional land uses. Notification letters were sent out with the original request. 12 protest letters have been received to date. At this time, the applicant has removed their request for the additional land uses and is only requesting the townhome and condominium uses.

STAFF RECOMMENDATION:

Regarding the proposed CUP for Condominium Residential and Townhouse Residential. The layout of the site with Residential development to the back of the property and Professional Office space along Keller Crossing represents a compatible development solution. Staff is concerned with the proposed removal of a potentially historic building, water tank and windmill and have directed the applicant to contact the Historic Preservation Officer for an onsite meeting. The professional office building is noted as Phases III & IV. Demolition delay should not impact the first phase of the residential development.

Staff recommends Approval of the Conditional Use Permit for Condominium Residential and Townhouse Residential, for Phase I & II, with the condition that additional sidewalks be constructed along the residential areas in order to provide pedestrian access to other phases of the development.



**NOTICE OF PUBLIC HEARING FOR
A CONDITINOAL USE PERMIT**

HEARING

DATE: FEBRUARY 3, 2021

TIME: 5:30 PM

REQUEST

NUMBER: Z-2019

The City of Fredericksburg Planning and Zoning Commission will meet in a regular session on January 6, 2021, at 5:30 PM. Due to the COVID-19 Pandemic, the Planning and Zoning Commission meeting will be held via Zoom and in person. Members of the public may attend using one of the following methods:

Via Zoom

Computer

Join from a PC, Mac, iPad, iPhone, or Android device:

Please click this URL to join.

<https://us02web.zoom.us/j/81162941565?pwd=U3BGRUhTL2Z5SDV0OFNVYVdtemMzUT09>

Passcode: 064765

Or join by phone:

Dial (for higher quality, dial a number based on your current location):

US: +1 346 248 7799 or +1 669 900 6833 or +1 253 215 8782 or +1 301 715 8592 or +1 312 626 6799 or +1 929 205 6099 or 888 788 0099 (Toll Free) or 877 853 5247 (Toll Free)

Webinar ID: 811 6294 1565

International numbers available: <https://us02web.zoom.us/j/kd31k24YIW>

According to Tax Records, you are the owner of real property within 200' of the proposed change. You are **not** required to attend the meeting, but if you care to attend, you will be given full opportunity to be heard. If you cannot attend the hearing, but wish to comment on the request, please detach the response form below and return it to the City of Fredericksburg, 126 W. Main St., Fredericksburg, TX 78624. All protests must be submitted in writing.

The decision of the **PLANNING & ZONING COMMISSION** is a recommendation only. Final approval must be by action of the **CITY COUNCIL**.

The public hearing by the **CITY COUNCIL** is scheduled as follows:

HEARING

DATE: FEBRUARY 15, 2021

TIME: 6:00 PM

REQUEST

NUMBER: Z-2019

Via Zoom

Information for Zoom log in may be found at the following link:

[Fredericksburg, TX - Official Website \(fbgtx.org\)](https://www.fbgtx.org)

For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

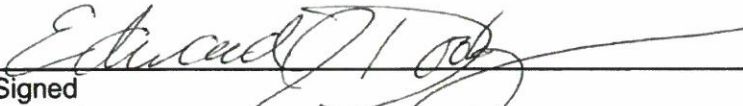
(see accompanying map)

REQUEST:

CONSIDER A CONDITIONAL USE PERMIT PER SECTION 5.400 OF THE ZONING ORDINANCE FOR THE FOLLOWING USES: CONDOMINIUM RESIDENTIAL AND TOWNHOUSE RESIDENTIAL ON A C1, NEIGHBORHOOD COMMERCIAL ZONED PROPERTY, APPROXIMATELY 14.6 ACRES LOCATED ON THE NORTH SIDE OF KELLER CROSSING DRIVE AND SOUTH MILAM STREET.

REQUEST NO. Z-2019

As an interested property owner, I (Protest)(Approve) the requested zoning amendment represented by the above file number because:


Signed

Edward J. Brokey
Printed Name

2/4/2021
Date

401 Summit Circle
Address

From: [Rhonda Gross](#)
To: [Shelby Collier](#)
Cc: [Jerry Gross](#)
Subject: Protest for tonight's meeting
Date: Wednesday, February 3, 2021 12:26:04 PM

scollier@fbgtx.org

Attn: Shelby Collier - 830-990-2013

Please print and add to Objections and Protests for the proposed Conditional Use Permit at 1032 S. Milam Street

I am emailing on behalf of my inlaws Gerald and Tomalta Gross, located at 485 Summit Circle. Their property is within 200' of the proposed condo/townhome complex located at 1032 N Milam St.

We are protesting the Conditional Use Permit, request number Z-2019.

As a property owner within 200' of this zoning amendment, we would like all factors to be considered. The risks associated with approval of this zoning request are significant.

The roads and highways are not substantial enough to be congested any more than they already are. Current assessment of the roads is not an accurate assessment, as there is greatly reduced traffic during this time of pandemic. When schools and hospitals return to regular function and traffic, it will create a grid lock during certain times of the day, potentially affecting the ability of the hospital emergency department to be able to respond with expediency.

Also, creating more traffic and risk for the high school students and their ability to be able to travel to and from the high school without increased risk due to congested high traffic areas that are not able to handle the proposed high occupancy condominium project. During normal traffic, Milam at the Hwy 16 late is often backed up well past Windcrest Street. Further congestion of this area would result in higher risk of vehicle wrecks.

Additionally, this for profit complex (a profit to others) would greatly affect and reduce the value to the properties near it and above it, as it affects the views and environment that was originally established.

There is also the question of the existing homes on the hill above the proposed complex. Would the stability of the homes be compromised with the significant removal of the trees and ground below it? Has this been addressed?

A high occupancy condominium complex in this proposed location will create a safety hazard on many levels, primarily on the highways near our essential services that serve our community. Compromising these health and educational services reduces the quality of our community.

Also, after visiting with other residents in this area, there are reports of residents not receiving the notification of this zoning proposal.

Respectfully,

Gerald D. Gross, Sr.
Tomalta Gross
Gerald Gross
Rhonda Gross

485 Summit Circle

Fredericksburg, Texas 78624

For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

CONSIDER A CONDITIONAL USE PERMIT PER SECTION 5.400 OF THE ZONING ORDINANCE FOR THE FOLLOWING USES: CONDOMINIUM RESIDENTIAL AND TOWNHOUSE RESIDENTIAL ON A C1, NEIGHBORHOOD COMMERCIAL ZONED PROPERTY, APPROXIMATELY 14.6 ACRES LOCATED ON THE NORTH SIDE OF KELLER CROSSING DRIVE AND SOUTH MILAM STREET.

REQUEST NO. Z-2019

As an interested property owner, I (Protest) (Approve) the requested zoning amendment represented by the above file number because: Limited visibility around curve, Access to Emergency Room entrance (possible loss of life), Noise, Erosion, Property Value loss, Security Issues, Added traffic on school days (student safety)

Joseph B. Hannon Peggy Hannon
Signed

2/1/2021
Date

Joseph Hannon Peggy Hannon
Printed Name

474 Summit Circle
Address



**NOTICE OF PUBLIC HEARING FOR
A CONDITIONAL USE PERMIT**

HEARING

DATE: JANUARY 6, 2021

TIME: 5:30 PM

REQUEST

NUMBER: Z-2019

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Join from a PC, Mac, iPad, iPhone, or Android device:

Please click this URL to join.

<https://us02web.zoom.us/j/81162941565?pwd=U3BGRUhlTL2Z5SDV0OFNVYVdtemMzUT09>

Passcode: 064765

Or join by phone:

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Webinar ID: 811 6294 1565

International numbers available: <https://us02web.zoom.us/j/kd31k24YIW>

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HEARING

DATE: JANUARY 19, 2021

TIME: 6:00 PM

REQUEST

NUMBER: Z-2019

Via Zoom

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Message Monday 28th
Message Tuesday 29th

For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

CONSIDER A CONDITIONAL USE PERMIT PER SECTION 5.400 OF THE ZONING ORDINANCE FOR THE FOLLOWING USES: ARTS & CRAFTS, BUILDING SUPPORT SERVICES, CLUB OR LODGE, COMMUNICATION SERVICES, CONDOMINIUM RESIDENTIAL, CONVENIENCE STORAGE, FOOD SALES, LAUNDRY SERVICES, LIMITED RETAIL SERVICES, LIQUOR SALES, PERSONL IMPROVEMENT SERVICES, PET SERVICES, RESTAURANT – LIMITED AND TOWNHOUSE RESIDNETIAL ON A C1, NEIGHBORHOOD COMMERCIAL ZONED PROPERTY, APPROXIMATELY 14.6 ACRES LOCATED ON THE NORTH SIDE OF KELLER CROSSING DRIVE AND SOUTH MILAM STREET.

REQUEST NO. Z-2019

As an interested property owner, I (Protest) (Approve) the requested zoning amendment represented by the above file number because:

Margaret Dooley
Signed

Margaret Dooley
Printed Name

Dec 27, 2020
Date

459 Summit Circle
Address Abg. TX. 78624



**NOTICE OF PUBLIC HEARING FOR
A CONDITIOAL USE PERMIT**

HEARING

DATE: JANUARY 6, 2021

TIME: 5:30 PM

REQUEST

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APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

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REQUEST NO. Z-2019

As an interested property owner, I (Protest) (Approve) the requested zoning amendment represented by the above file number because: (see Attached)



Signed

12/29/2020

Date

Charles L. QUINDRY, successor
Printed Name TRUSTEE

447 Summit Circle
Address

The applicant should be denied. The proposed zoning gives unrestricted permission for the establishment of any type of business regardless of potential harmful effects to adjacent existing property owners. There is no assurance whatsoever that the proposed development will not be a detriment to those affected by the re-zoning. The rights of existing homeowners should be given the utmost consideration.

Charles L. Quigley
Charles L. Quigley
SUCCESSOR TRUSTEE



**NOTICE OF PUBLIC HEARING FOR
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HEARING

DATE: JANUARY 6, 2021

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APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

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REQUEST NO. Z-2019

As an interested property owner, I (Protest) (Approve) the requested zoning amendment represented by the above file number because: (See Attached)


Signed

Charles L. QUINDRY
Printed Name

12/29/2020
Date

469 Summit Circle
Address

The requested zoning amendment would give the applicant or successors almost unlimited authority to establish any type of business in the affected area. With such authority 24 hour retail business establishments could create 24 hour noise for all homeowners adjacent to this property. There would be no restrictions on short term residential rentals which can also create continuous nuisances. This is a very bad idea with no consideration for existing owners of adjacent residential property.

Charles L. Zandy
469 Summit Circle



**NOTICE OF PUBLIC HEARING FOR
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HEARING

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APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

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REQUEST NO. Z-2019

As an interested property owner, I (Protest) (Approve) the requested zoning amendment represented by the above file number because: Limited visibility around curve, Access to Emergency Room entrance (possible loss of life), Noise, Erosion, Property Value loss, Security issues, Added traffic on school days (student safety)

Joseph B. Hannon Peggy Hannon
Signed

12/30/2020
Date

Joseph Hannon Peggy Hannon
Printed Name

474 Summit Circle
Address



**NOTICE OF PUBLIC HEARING FOR
A CONDITINOAL USE PERMIT**

HEARING

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APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

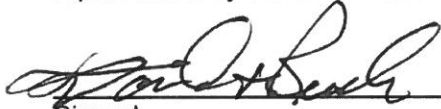
(see accompanying map)

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REQUEST NO. Z-2019

As an interested property owner, I (Protest)(Approve) the requested zoning amendment represented by the above file number because:


Signed

12-29-2020
Date

DAVID T. & BARBARA A. RUSH
Printed Name

471 + 475 SUMMIT CIRCLE
Address

1. That structures not be built which would obstruct our view.
2. If you plan to retain a greenbelt at the back of the structures that are built, we would appreciate that any cedar trees be topped off (preferably removed for both of us have cedar fever every year). You probably wish to retain large oak trees, if possible
3. Retaining walls at the rear of our two properties should not be damaged.



**NOTICE OF PUBLIC HEARING FOR
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*I sold the property at 491 Summit Circle
Winderest Liv. last May to Buddy Frost.
Please contact him. Joan Bigden*

For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

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REQUEST NO. Z-2019

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Signed

Date

Printed Name

Address

City of Fredericksburg,
126 W. Main St,
Fredericksburg, TX 78624

Reference: P & Z Request # Z-2019

Attached is my Protest in reference to the above request.

The project planners are asking for "overall " Conditional Use Permit for ALL planned phase at one time.

Plans not only include residential building but also commercial request which can include any of 16 items listed in Section 5.4

From review of the plans present laid out, Each phase should be submitted to the P & Z individually with the impact on the surrounding neighborhoods and area.

I TOTALLY PROTEST THIS PHASED PROJECT TO BE OBTRUSIVE AND SET TO INCREASE TRAFFIC, NOISE AND OBNOXIOUS IMPACT ON OUR AREA.... CLOSE TO OUR COMMUNITY AND SCHOOLS AND HOSPITALS.

JERRY & SHARON SMITH
564 WINDING WAY
FREDERICKSBURG, TEXAS

For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

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Signed

Printed Name

Date

Address

Jerry Don Smith/Wife
JERRY DON SMITH
JOAN SHARON SMITH

12/28/20
564 Winding Way



**NOTICE OF PUBLIC HEARING FOR
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APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

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REQUEST NO. Z-2019

As an interested property owner, I (Protest) the requested zoning amendment represented by the above file number because:

IT WILL RESULT IN A CONCENTRATION OF COMMERCIAL ENTITIES & HOUSING LOCATED IN AN ALREADY CONTESTED AREA. IT WILL DE-VALUE HOMES IN THE AREA. IT WILL

Signed

Hugh H. Fuller
Printed Name

HUGH H. FULLER

Date

12/29/20
540 WINDING WAY CT.
FREDERICKSBURG, TX
Address

78624

LEAD TO TRAFFIC CONGESTION THAT IS PRESENTLY TAKING EXISTING ROADWAYS. FINALLY, IT WILL BE AN UNSIGHTLY MESS, PLACED BEHIND ALLEN KELLER'S "MARSHALING YARD" & THE HOMES ABOVE IT ON WINDCREST. NOT AN ATTRACTIVE ADDITION TO THE SHIB ENTRANCE TO FREDERICKSBURG.



**NOTICE OF PUBLIC HEARING FOR
A CONDITINOAL USE PERMIT**

HEARING

DATE: JANUARY 6, 2021

TIME: 5:30 PM

REQUEST

NUMBER: Z-2019

The City of Fredericksburg Planning and Zoning Commission will meet in a regular session on January 6, 2021, at 5:30 PM. Due to the COVID-19 Pandemic, the Planning and Zoning Commission meeting will be held via Zoom and in person. Members of the public may attend using one of the following methods:

Via Zoom

Computer

Join from a PC, Mac, iPad, iPhone, or Android device:

Please click this URL to join.

<https://us02web.zoom.us/j/81162941565?pwd=U3BGRUhlTLZ5SDV0OFNVYVdtemMzUT09>

Passcode: 064765

Or join by phone:

Dial (for higher quality, dial a number based on your current location):

US: +1 346 248 7799 or +1 669 900 6833 or +1 253 215 8782 or +1 301 715 8592 or +1 312 626 6799 or +1 929 205 6099 or 888 788 0099 (Toll Free) or 877 853 5247 (Toll Free)

Webinar ID: 811 6294 1565

International numbers available: <https://us02web.zoom.us/j/kd31k24YIW>

According to Tax Records, you are the owner of real property within 200' of the proposed change. You are **not** required to attend the meeting, but if you care to attend, you will be given full opportunity to be heard. If you cannot attend the hearing, but wish to comment on the request, please detach the response form below and return it to the City of Fredericksburg, 126 W. Main St., Fredericksburg, TX 78624. All protests must be submitted in writing.

The decision of the **PLANNING & ZONING COMMISSION** is a recommendation only. Final approval must be by action of the **CITY COUNCIL**.

The public hearing by the **CITY COUNCIL** is scheduled as follows:

HEARING

DATE: JANUARY 19, 2021

TIME: 6:00 PM

REQUEST

NUMBER: Z-2019

Via Zoom

Information for Zoom log in may be found at the following link:

[Fredericksburg, TX - Official Website \(fbgtx.org\)](https://www.fbgtx.org/)

For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

CONSIDER A CONDITIONAL USE PERMIT PER SECTION 5.400 OF THE ZONING ORDINANCE FOR THE FOLLOWING USES: ARTS & CRAFTS, BUILDING SUPPORT SERVICES, CLUB OR LODGE, COMMUNICATION SERVICES, CONDOMINIUM RESIDENTIAL, CONVENIENCE STORAGE, FOOD SALES, LAUNDRY SERVICES, LIMITED RETAIL SERVICES, LIQUOR SALES, PERSONL IMPROVEMENT SERVICES, PET SERVICES, RESTAURANT - LIMITED AND TOWNHOUSE RESIDNETIAL ON A C1, NEIGHBORHOOD COMMERCIAL ZONED PROPERTY, APPROXIMATELY 14.6 ACRES LOCATED ON THE NORTH SIDE OF KELLER CROSSING DRIVE AND SOUTH MILAM STREET.

REQUEST NO. Z-2019

As an interested property owner, I (Protest)(~~Approve~~) the requested zoning amendment represented by the above file number because: *Too close to a quiet*

residential area, just above.

Signed

Ben Gero

Printed Name

Date

12-10-2020

Address

170 Summit Circle



**NOTICE OF PUBLIC HEARING FOR
A CONDITINOAL USE PERMIT**

HEARING

DATE: JANUARY 6, 2021

TIME: 5:30 PM

REQUEST

NUMBER: Z-2019

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Passcode: 064765

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HEARING

DATE: JANUARY 19, 2021

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REQUEST

NUMBER: Z-2019

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For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

CONSIDER A CONDITIONAL USE PERMIT PER SECTION 5.400 OF THE ZONING ORDINANCE FOR THE FOLLOWING USES: ARTS & CRAFTS, BUILDING SUPPORT SERVICES, CLUB OR LODGE, COMMUNICATION SERVICES, CONDOMINIUM RESIDENTIAL, CONVENIENCE STORAGE, FOOD SALES, LAUNDRY SERVICES, LIMITED RETAIL SERVICES, LIQUOR SALES, PERSONL IMPROVEMENT SERVICES, PET SERVICES, RESTAURANT – LIMITED AND TOWNHOUSE RESIDNETIAL ON A C1, NEIGHBORHOOD COMMERCIAL ZONED PROPERTY, APPROXIMATELY 14.6 ACRES LOCATED ON THE NORTH SIDE OF KELLER CROSSING DRIVE AND SOUTH MILAM STREET.

REQUEST NO. Z-2019

As an interested property owner, I (Protest)(Approve) the requested zoning amendment represented by the above file number because:

Signed

Ann I. Hoch

Printed Name

Ann I. Hoch

Date

12-30-2020

Address

473 Summit Circle

see attached

Ann I. Hoch, Ph.D.
473 Summit Circle
Fredericksburg, Texas 78624

December 30, 2020

To: The Members of the Planning and Zoning Commission of the City of Fredericksburg

I am writing to protest the change in zoning along S. Milam Street. It is appalling to me that a request for rezoning can lack specificity for land use. I oppose any change of zoning that is not single-story residential units for the following reasons:

- South Milam separates the community hospital from residential communities and should not be used for commercial businesses.
- Commercial development would add to traffic from the hospital, high school and residential developments off West Windcrest, and the roadways and intersections can barely accommodate the traffic during commuting hours.
- The configuration of the property would prohibit adequate parking for commercial businesses.
- Needed excavation of the land could cause potential damage to the Windcrest Townhomes and to the retaining wall on the property.
- The land buffer off of Milam is a haven for wildlife like deer, fox, a variety of birds including road runners. The city needs to address protected areas for wildlife.

I do not understand how the Commission can make an appropriate decision without specificity of development plans, and I do not see a well-conceived proposal in what has been sent to us. I am opposed to the rezoning to the property.

Sincerely,


Ann I. Hoch, Ph.D.

Marlene J. Pylate
532 Winding Way Court
Fredericksburg, Texas 78624

830.997.8566, mobile 830.459.5291

December 28, 2020

City of Fredericksburg
126 W. Main Street
Fredericksburg, TX 78624

Attn: Development Services

RE: Request Number Z-2019

To Whom It May Concern:

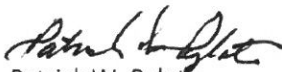
We hereby protest the requested zoning amendment as referenced above, Z-2019.

After viewing the site plan for the development it is apparent the proposed usage is not suitable for Fredericksburg or the surrounding neighborhood. The conditional use permit makes it possible for the developer to include any and all 16 uses as listed in Section 5.400 of the zoning ordinance. We don't want to look like cities that have no zoning at all!

The permit would also allow the developer to significantly change the surrounding neighborhood traffic flow, noise and beauty of the area.

To reiterate, we protest the requested zoning amendment.

Respectfully submitted,


Patrick W. Pylate


Marlene J. Pylate



**NOTICE OF PUBLIC HEARING FOR
A CONDITINOAL USE PERMIT**

HEARING

DATE: JANUARY 6, 2021

TIME: 5:30 PM

REQUEST

NUMBER: Z-2019

The City of Fredericksburg Planning and Zoning Commission will meet in a regular session on January 6, 2021, at 5:30 PM. Due to the COVID-19 Pandemic, the Planning and Zoning Commission meeting will be held via Zoom and in person. Members of the public may attend using one of the following methods:

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Webinar ID: 811 6294 1565

International numbers available: <https://us02web.zoom.us/j/kd31k24YIW>

According to Tax Records, you are the owner of real property within 200' of the proposed change. You are **not** required to attend the meeting, but if you care to attend, you will be given full opportunity to be heard. If you cannot attend the hearing, but wish to comment on the request, please detach the response form below and return it to the City of Fredericksburg, 126 W. Main St., Fredericksburg, TX 78624. All protests must be submitted in writing.

The decision of the **PLANNING & ZONING COMMISSION** is a recommendation only. Final approval must be by action of the **CITY COUNCIL**.

The public hearing by the **CITY COUNCIL** is scheduled as follows:

HEARING

DATE: JANUARY 19, 2021

TIME: 6:00 PM

REQUEST

NUMBER: Z-2019

Via Zoom

Information for Zoom log in may be found at the following link:

[Fredericksburg, TX - Official Website \(fbqtx.org\)](https://www.fbqtx.org)

For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

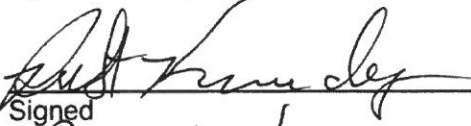
REQUEST:

CONSIDER A CONDITIONAL USE PERMIT PER SECTION 5.400 OF THE ZONING ORDINANCE FOR THE FOLLOWING USES: ARTS & CRAFTS, BUILDING SUPPORT SERVICES, CLUB OR LODGE, COMMUNICATION SERVICES, CONDOMINIUM RESIDENTIAL, CONVENIENCE STORAGE, FOOD SALES, LAUNDRY SERVICES, LIMITED RETAIL SERVICES, LIQUOR SALES, PERSONL IMPROVEMENT SERVICES, PET SERVICES, RESTAURANT – LIMITED AND TOWNHOUSE RESIDNETIAL ON A C1, NEIGHBORHOOD COMMERCIAL ZONED PROPERTY, APPROXIMATELY 14.6 ACRES LOCATED ON THE NORTH SIDE OF KELLER CROSSING DRIVE AND SOUTH MILAM STREET.

REQUEST NO. Z-2019

As an interested property owner, I ☒ (Protest) ☒ (Approve) the requested zoning amendment represented by the above file number because:

See Attached


Signed

ROBERT KENNEDY
Printed Name

12/30/2020
Date
534 Winding
WAY CT.
Address

Planning & Zoning Commission
Request # Z-2019
December 30, 2020

Members of the Commission:

I am a relatively new homeowner in the Windcrest Subdivision of Fredericksburg, Texas. As we were looking for our new home in Fredericksburg, we were fortunate to find just the right location which we believe would be quite and with little traffic to disturb us in the future.

We have reviewed the zoning request of Nick Taylor with Simple as Dirt Engineering finding the following reasons to Protest the Request:

1. It is unclear from this request what would be completed on the Site.
2. It is hard for me to believe that the City of Fredericksburg would issue such an all-inclusive zone request, i.e., a zone for so many varied businesses.
3. We are concerned that such a zone would not enhance the value of the property in this area.
4. We are concerned as to the traffic pattern and noise level created by these businesses.

Thank you for considering our concerns for the location.

Sincerely,

A handwritten signature in black ink, appearing to read "Robert Kennedy", with a long, sweeping horizontal line extending to the right.

Robert Kennedy
534 Winding Way CT
Fredericksburg, Texas 78624



**NOTICE OF PUBLIC HEARING FOR
A CONDITINOAL USE PERMIT**

HEARING

DATE: FEBRUARY 3, 2021

TIME: 5:30 PM

REQUEST

NUMBER: Z-2019

The City of Fredericksburg Planning and Zoning Commission will meet in a regular session on January 6, 2021, at 5:30 PM. Due to the COVID-19 Pandemic, the Planning and Zoning Commission meeting will be held via Zoom and in person. Members of the public may attend using one of the following methods:

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Passcode: 064765

Or join by phone:

Dial (for higher quality, dial a number based on your current location):

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Webinar ID: 811 6294 1565

International numbers available: <https://us02web.zoom.us/j/kd31k24YIW>

According to Tax Records, you are the owner of real property within 200' of the proposed change. You are **not** required to attend the meeting, but if you care to attend, you will be given full opportunity to be heard. If you cannot attend the hearing, but wish to comment on the request, please detach the response form below and return it to the City of Fredericksburg, 126 W. Main St., Fredericksburg, TX 78624. All protests must be submitted in writing.

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The public hearing by the **CITY COUNCIL** is scheduled as follows:

HEARING

DATE: FEBRUARY 15, 2021

TIME: 6:00 PM

REQUEST

NUMBER: Z-2019

Via Zoom

Information for Zoom log in may be found at the following link:

[Fredericksburg, TX - Official Website \(fbqtx.org\)](https://www.fbqtx.org)

For additional information, contact Development Coordinator, Shelby Collier at 830-990-2013.

APPLICANT: NICK TAYLOR WITH SIMPLE AS DIRT ENGINEERING

LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

CONSIDER A CONDITIONAL USE PERMIT PER SECTION 5.400 OF THE ZONING ORDINANCE FOR THE FOLLOWING USES: CONDOMINIUM RESIDENTIAL AND TOWNHOUSE RESIDENTIAL ON A C1, NEIGHBORHOOD COMMERCIAL ZONED PROPERTY, APPROXIMATELY 14.6 ACRES LOCATED ON THE NORTH SIDE OF KELLER CROSSING DRIVE AND SOUTH MILAM STREET.

REQUEST NO. Z-2019

As an interested property owner, I (~~Protest~~)(Approve) the requested zoning amendment represented by the above file number because:

Charles C. Schmidt
Signed
Charles C. Schmidt
Printed Name

1/29/2021
Date
489 Sammit
Address
Circle
Fredericksburg
TX
78824

Marlene J. Pylate
532 Winding Way Court
Fredericksburg, Texas 78624

[REDACTED]
830.997.8566, mobile 830.459.5291

January 29, 2021

City of Fredericksburg
126 W. Main Street
Fredericksburg, TX 78624

Attn: Development Services

RE: Request Number Z-2019

To Whom It May Concern:

We hereby protest the requested zoning amendment as referenced above, Z-2019.

After viewing the altered site plan for the development—Townhouses Residential and Condominiums Residential—it is apparent the proposed usage is not suitable for the area as it overlooks a construction company, electricity substation, fast food restaurant and bank. Not a desirable view for residential use.

The current plan would also allow the developer to significantly change the surrounding neighborhood traffic flow, noise and beauty of the area. Streets and parking spaces are situation too close to the adjourning property boundary.

To reiterate, we protest the requested zoning amendment.

Respectfully submitted,


Patrick W. Pylate


Marlene J. Pylate



**NOTICE OF PUBLIC HEARING FOR
A CONDITINOAL USE PERMIT**

HEARING

DATE: FEBRUARY 3, 2021

TIME: 5:30 PM

REQUEST

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LOCATION: 1032 S. MILAM STREET

(see accompanying map)

REQUEST:

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REQUEST NO. Z-2019

As an interested property owner, I (Protest) ~~(Approve)~~ the requested zoning amendment represented by the above file number because: TOWNHOUSE CONDOMINIUM OR RETAIL DEVELOPMENT MAKES LITTLE FINANCIAL OR ESTHETIC SENSE. IT WILL HARM THE VALUE OF EXISTING HOMES IN THE WINDCREST SUBDIVISION.

Hugh H. Fuller
Signed

1/29/21
Date

HUGH H. FULLER
Printed Name

540 WINDING WAY COURT
FREDERICKSBURG, TX 78624
Address

AND WILL THEREFORE ^②REDUCE PROPERTY TAXES, AT THE TOWN'S EXPENSE. ^③FURTHER, THE CONCEPT IS FLAWED; WHO WOULD PURCHASE A DWELLING FRONTING ON SH 16, WITH A VIEW OF "WHAT A BURGER", "THE "MARSHALLING YARD" OF ALLEN KELLER CONSTRUCTION, THE BANK BLDG AND WHATEVER OTHER COMMERCIAL INSTALLATIONS THAT MAY BE PLANNED FOR SH 16. ^④THE PROPOSED DWELLINGS WILL BE FLANKED BY THE EXISTING ELECTRICAL SUBSTATION AND RADIO TOWER. ^⑤FINALLY, THE CRAMMED COMBINATION OF DWELLINGS AND COMMERCIAL PROPERTIES WILL LIKELY BE AN EYESORE, MARRING THIS ENTRANCE TO FREDERICKSBURG.

*NOT TO MENTION THE PRESENCE OF WHAT I UNDERSTAND TO BE A "PROTECTED OLDER HOME" AND ANY RESULTING ZONING ISSUES THAT MIGHT ARISE FROM ITS PRESENCE.

REQUEST NO. Z-2019

As an interested property owner, I ~~(Protest)~~ (Approve) the requested zoning amendment represented by the above file number because: *It backs up to a residential neighborhood and should be residential only zoning.*

Molly A. Spencer
Signed

12/30/20
Date

Molly A. Spencer
Printed Name

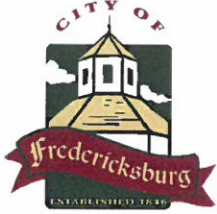
477 Summit Circle
Address

From: [Marlene Pylate](#)
To: [Shelby Collier](#)
Subject: Meeting
Date: Wednesday, February 3, 2021 6:44:40 PM

Just heard the response re a meeting with HOA. Windcrest Patio Homes Association was not included in a meeting with the developer. I was never involved as the president of the Windcrest Patio Homes Association. We NEVER put our blessing on this project!

Thank you. Marlene

Marlene Pylate, Executive District Manager
Arbonne International
830 997 8566
830 459 5291

CITY COUNCIL MEMO

DATE: February 23, 2021

TO: Mayor and City Council

FROM: Jennifer Krupa, Special Events Coordinator

SUBJECT: Health & Safety Plan for Pedernales Creative Arts Alliance (PCAA) 2021 Summer Concert Series

Summary:

Graham Pearson and Debbie Farquhar-Reeh submitted a health & safety plan for review and approval to host the 2021 Pedernales Creative Arts Alliance Summer Concert Series at Marktplatz (Adelsverein Halle).

Recommendation:

City council should consider adoption of a motion to allow the PCAA Summer Concert Series to take place at Marktplatz in 2021, based upon the information included in the attached health & safety plan.

Background / Analysis:

On July 20, 2020, city council approved a moratorium for special events on City-owned property effective August 1, 2020 through November 1, 2020, to slow the spread of the novel coronavirus (COVID-19) in the community.

In addition to the moratorium on special events, the city council voted to prohibit all other outdoor gatherings, on city property in excess of 75 people from August 1, 2020 through November 1, 2020, other than those gatherings set forth in in paragraph numbers 1, 2, or 4, of Executive Order GA-28 (as amended)

The City of Fredericksburg

issued by Governor Greg Abbott. Events over 10 people but under 75 people are required to submit a Health and Safety Plan for the mayor to review and ultimately approve before moving forward.

At the October 19th city council meeting, the moratorium was extended to November 16, 2020.

At the November 16th city council meeting, the moratorium was extended to December 31, 2020.

At the December 21st city council meeting, the moratorium was extended to February 28, 2021 with the following events approved to move forward: Hill Country Indian Artifact Show, Kid Fish, and St. Mary's Catholic Schools Week Parade.

At the February 1st city council meeting, health & safety plans for the four following events were reviewed and approved to move forward: Wanderlust Half Marathon, Redbud Artisan Market, Fredericksburg Farmers Market and the Wildflower Run.

At the February 22nd city council meeting, the moratorium on special events was extended through March 31, 2021, and health & safety plans were approved for the Lions Club Pancake Breakfast and Die Kunstler von Fredericksburg Art Show.

Attachments:

Overview Letter; PCAA Summer Concerts Health & Safety Plan; Special Event Application; Layout/Map



Department Approval



City Manager Approval



City Attorney Approval

The City of Fredericksburg

2021 PCAA Summer Concert Series

The Pedernales Creative Arts Alliance is an organization that uses the proceeds from their Oktoberfest Festivals to sponsor scholarships for those students who pursue college courses in the creative arts such as music and theater.

PCAA members and Gillespie County residents volunteer their time to organize and staff Oktoberfest. To thank volunteers for their efforts, PCAA sponsors a series of concerts held on Sunday evenings, about once a month between May and September, in the Adelsverein Halle in the Marktplatz.

Except for 2020, these summer concerts have been held each year for about 15 years and are an excellent opportunity for our community to socialize and enjoy open-air live music entertainment. The entertainment runs from 6:30 pm to 8:15 pm.

These concerts are normally attended by about 300 people who use the concerts as an opportunity to bring picnics and to dance to the live music. Many of the attendees are PCAA members whose average age is in the 70's.

PCAA uses the Gillespie County Community Service organization to arrange the picnic tables so they are at least 6 feet apart. Typically, each of these tables is used by a family or group of close friends.

PCAA does not provide any food or beverage. Attendees bring their own picnic baskets. At the end of each concert, PCAA members make sure both the Adelsverein Halle and Oktoberfest Halle are clean. There is no need for any additional restroom facilities; the nearby City facilities are more than sufficient.

Because most PCAA members are older than 70, we anticipate attendance at the 2021 concerts will be lower than normal; probably 200 at most. Attendees will be spread out in the Adelsverein Halle, the Oktoberfest Halle, and the green space between.

City of Fredericksburg: Health & Safety Plan for Special Events

Health & Safety Plans are submitted to City Council for review and approval before a special event permit is issued. Plans should include the entire nature and scope of your event. ***Items #1-7 below are required to be included or addressed in every health & safety plan submitted.*** The Open Texas Checklist for Event Organizers provided by the Governor's Strike Force to Open Texas is included on page 5-9 and can be found using this link: [Governor's Strike Force to Open Texas | Office of the Texas Governor | Greg Abbott](#)

You can also review recommendations from the Center for Disease Control (CDC) here: [Considerations for Events and Gatherings | CDC](#)

1. Event Details

- a. **Are you a not-for-profit or for-profit event?** Not-for-profit
- b. **Event Name:** PCAA Summer Concert Series 2021
- c. **What type of event?** Free concerts on Sunday evenings for the community, sponsored by PCAA
- d. **Date of events:** Sundays on May 23, June 27, July 25, August 29 and September 19, 2021
- e. **Location of event:** Marktplatz – band under Adelsverein Halle and participants spread out under the pavilions (Adelsverein and Oktoberfest) and on the grounds/grass
- f. **Estimated attendance including all staff, employees, volunteers, and participants.** No more than 300; probably about 200.
- g. **Is this event fenced or gated?** The event is not fenced or gated.
- h. **Name of event organizers:** Graham Pearson and Debbie Farquhar-Reeh

2. Face Coverings/Masks

3. **Describe your plan for face coverings/masks at the event (who must wear a mask, when must they wear a mask, where must they wear a mask):** All individuals over the age of 10 must wear a face covering (over the nose and mouth) wherever it is not feasible to maintain 6 feet apart from attendees who are not within their household or who did not come to the event with them.

4. Temperature Checks

- a. Describe your plan for temperature checks at the event (who, when, where). Describe the threshold for temperature and what will happen if someone exceeds that threshold. If no temperature checks, please indicate that in your plan. Policy will be that anyone feeling feverish or irritable is prohibited from attending the concerts.

5. Personal Protective Equipment (PPE)

- a. Describe what PPE will be available at the event for staff, employees, volunteers and participants, etc. and where it will be located. Attendees can wash their hands in the on-site restrooms at Marktplatz. Hand sanitizer will be made available under the Adelsverein Halle at various locations.

6. Signage & Announcements

- a. Describe what signage will be posted at the event regarding health & safety protocols. Resources are available online. Take a look at a few of the communication tools I have found that you could laminate and post at the pavilion:
[COVID-19: Stop the Spread of Germs \(texas.gov\)](#)
[COVID-19: What to Do \(texas.gov\)](#)
- b. Describe what announcements will be made at the event regarding health & safety protocols. We will use the band's PA/sound system to remind event attendees to stay 6 feet apart from attendees who are not within their household or who did not come to

City of Fredericksburg: Health & Safety Plan for Special Events

the event with them; remind them to wash their hands often and for 20 seconds with warm water and describe the locations of the restrooms; remind attendees that there is no dance floor and to dance where they are sitting 6 feet apart from others; wear a face covering when it is not feasible to maintain 6 feet of social distancing from another individual not in the same household.

7. Event Promotion/Event Information

- a. Provide your website & social media site addresses. Have you posted your health & safety protocols on your website and social media sites? **We will list the protocols once the events are approved by City Council to move forward.**
- b. How will you disseminate information to all attendees regarding the event health & safety protocols? **We will include a disclaimer on all promotions and post signs at the event location.**
- c. Pricing: if the event requires registration or a ticket purchase, are you already allowing participants to register or purchase tickets? Please include a listing of the pricing for the event. Or is this event free to the general public? **All events are free to attend.**
- d. Will you limit capacity at the event? **We will not limit capacity since the event is not gated or fenced; however our normal attendance does not exceed 300 people and in 2021 will probably not exceed 200.**

8. Event Components

Items below should be addressed in your plan with health & safety protocols if they are included in your event scope. List out each event component and provide a description as to the health & safety protocols your event will follow. Please note that this list is not all-inclusive, and you should add additional components as required.

- a. **Food & Beverage: please note that your plan should not include any bulk condiments or self-service items.** Food & beverages are not distributed or sold by the event organizers. Individuals bring their own food & beverages/picnic baskets to the events.
- b. **Entertainment & Activities: are you able to make announcements and reminders using the sound system?** **We will use the band's PA/sound system to remind event attendees to stay 6 feet apart from attendees who are not within their household or who did not come to the event with them.**
- c. **What types of entertainment or activities does your event offer? Remember to include any health & safety protocols the entertainment and activities will be required to follow.**
 1. Concert/Live Music: **Band members will be spaced six feet apart from each other and from attendees to the event.**
 2. Dance: how will you maintain social distancing on the dance floor? **There will not be a dance floor and attendees will be encouraged to dance in the area where they are sitting. We will place picnic tables six feet apart in front of the band where the dance floor has been in the past and occasionally make announcements to socially distance and dance where you are seated.**
- d. **Restrooms & Hand-Wash Stations/Hand Sanitizer**
 1. Use of on-site restrooms at your event location; will you allow participants to use the on-site restrooms at your event location? **Yes**
 2. Will you limit occupancy inside the restrooms? **We will follow what is posted by the City of Fredericksburg on the doors of each restroom.**

City of Fredericksburg: Health & Safety Plan for Special Events

3. Hand Wash Stations: Attendees can wash their hands in the on-site restrooms at Marktplatz.
4. Other: Hand sanitizer will be made available under the pavilions at various locations.
- e. Other items not included: describe any event components that are not included in Section 8, Items a-l, above.

**For Questions, please contact Jennifer Krupa, Special Events Coordinator
(830) 990-2044 direct**

jkrupa@fbgtx.org or specialevents@fbgtx.org

CHECKLIST FOR APPLICANTS



THE CITY OF

Fredericksburg, Texas

Special Event Application Checklist

Required:

- ☐ Completed Special Event Application (pages 2-6)
- ☐ Preliminary event site plan, layout, or route (page 7)
- ☐ Proof of general liability insurance (due 10 days before first day of set-up)

If Applicable:

- ☐ \$100 Application Fee (first-time events only)
- ☐ \$150 Expedited Application Fee (less than 60-days in advance of event date)
- ☐ Proof of non-profit status
- ☐ Security deposit
- ☐ Reservation fee
- ☐ Food & Beverage Form (page 8)
- ☐ Street Closure Request Form (page 9)
- ☐ Proof of host liquor liability insurance

Mail all documents to:

City of Fredericksburg
Attn: Special Events Coordinator
126 W. Main Street
Fredericksburg, TX 78624; or

Scan and email to: specialevents@fbgtx.org

Questions? Please call (830) 990-2044

Don't forget to promote your event with the Fredericksburg Convention & Visitors Bureau! Click the link to submit your event:
<https://www.visitfredericksburgtx.com/partners/event-submission-form/>



City of Fredericksburg Parks & Recreation Department Special Event Application

Mail completed application to: Special Events, 126 W. Main Street, Fredericksburg, TX 78624;
or scan and email to: specialevents@fbgtx.org

Use N/A for "not applicable" or leave blank questions or sections that do not apply to your event.

APPLICANT INFORMATION

Name of Organization/Business: Pedernales Creative Arts Alliance (PCAA)

Applicant Name/Event Organizer: Graham Pearson

Address: 408 East Morse Street

City: Fredericksburg

State: Texas

Zip: 78624

Primary phone: (830) 733-7435

Secondary phone: (830) 997-8515

Email address: [REDACTED]

Event Promoter Name: _____

Primary phone: () _____

Organization/Business Type: ☐ FOR-PROFIT; Event proceeds go to: _____

☒ *NON-PROFIT *attach proof

☐ INDIVIDUAL

EVENT INFORMATION & LOCATION

Official Event Name: PCAA Summer Concert Series

Event date(s): May 23, Jun 27, Jul 25, Aug 29, Sep 6

Event History: Is this a first-time event? ☐ YES ☒ NO

Estimated attendance: 200

Is the event open to the general public? ☒ YES ☐ NO

Date application submitted: _____

Reservation fees are listed per day unless noted; deposit pricing is not included. Non-profits receive 50% discount on reservation fees; banner hanging fee excluded.

*MARKTPLATZ Please check all that apply:		*Excludes City Hall/Fire Station, Annex, Police Substation & Vereins Kirche	Address: 100 West Main Street, Fredericksburg, TX 78624
☐ Entire Square: \$2,400/week	☐ Kinder Halle: \$150	☐ Oktoberfest Halle: \$150	
☐ Adelsverein Halle: \$250	☐ Fest Room: \$50	☐ Kitchen: \$50	
☐ Entire Square additional day: \$650 each; ____ # of days	☐ Banner Hanging Fee: \$25 (optional; at front of Marktplatz for 24 hours)	____ INITIAL (required): I have read Marktplatz Use Regulations on pages 16-18 of the Special Events Planning Guide.	

*LADY BIRD JOHNSON MUNICIPAL PARK (LBJMP) Please check all that apply:		*Excludes Park Headquarters Building, swimming pools, RV Park, campsites, dog park, nature trail, tennis court and golf course. Access to such areas may be closed or restricted for events and in the discretion of the PARD.
☐ **Pioneer Pavilion; \$625 for 4 days (Thursday-Sunday only)	☐ Tatsch House: Fri/Sat/Sun, December & holidays: \$200	
☐ Entire Park: \$1,600 per week; ____ # of add-on days: \$650/day	☐ Tatsch House: weekday (Monday-Thursday): \$150	
☐ Cooler inside Pioneer Pavilion: no fee; non-perishable items only	____ INITIAL (required): I have read LBJMP Use Regulations on pages 19 & 20 of the Special Events Planning Guide.	
Outdoor Pavilions: ☐ Pav. #1: \$40 ☐ Pav. #2: \$40 ☐ Pav. #3: \$45 ☐ Pav. #4: \$45 ☐ Pav. #5: \$60		

***Pioneer Pavilion is available for additional add-on days for \$125/day but must be pre-approved by Park Recreation Superintendent.*

EVENT INFORMATION CONTINUED

OTHER PROPERTY

Please check all that apply:

☐ Fort Martin Scott: \$500/day; ___ # of days ___ INITIAL (required): I have read Fort Martin Scott Use Regulations on page 21 of the Special Events Planning Guide.	☐ Town Pool: \$200; restroom access only	☐ Parade/*Other/*Private Property, list location and address: _____ _____ <i>*Applicant shall submit copy of a letter from property owner giving written permission for event use.</i>
--	---	---

Attach more sheets if needed for information below:

Move-in & Set-up (first day of move-in):

Move-in/Set-up Date: _____ Times: Start: _____ End: _____

Indicate dates/times OPEN to attendees:

Event Date: _____	Times: Start: _____	End: _____
Event Date #2: _____	Times: Start: _____	End: _____
Event Date #3: _____	Times: Start: _____	End: _____

Move-Out & Strike (final day):

Move-Out/Strike Date: _____ Times: Start: _____ End: _____

Event day "on-site" Contact Name: _____ Phone: () _____

Event website: _____

Event information hotline: () _____

Is the event free and open to the general public (not including vendors/sponsors, etc.?)

☐ YES ☐ NO
☐ On-site sale/registration

Admission will be made by: ☐ Pre-sold ticket ☐ Free ☐ Pre-registration

Other (please specify): _____

EVENT COMPONENTS

Please check all that apply:

☐ Animals	☐ Aircraft Flyover	☐ Bike Race	☐ Car Show	☐ Carnival
☒ Concert	☐ Cook-Off	☐ Company Picnic	☐ Demonstration or Rally	☐ Fair/Festival
☐ Family Reunion	☐ Fireworks	☐ Fundraiser	☐ Fun Run/Race	☐ Historical Re-Enactment
☐ Motorcycle Run	☐ Parade	☐ Sporting Event/Tournament	☐ Trade, Vendor, or Art Show	☐ Wedding

☐ Other (please list): _____

Event Size: 200 Estimated max. attendance at one time 0 # of Art/Craft Vendors
 2 # of Staff/Volunteers expected 0 # of Food/Beverage Vendors

Are you requesting any street closures or to block any city-owned property? ☐ *YES ☒ NO

Street closure requests must be made two (2) months in advance to City Council for any closure four (4) hours or more. Please consider this timeline when submitting your request. Please use the official **Street Closure Request Form found on page 9.*

Pavement Markings: Will your event be requesting to mark any pavement? ☐ YES* ☒ NO

*If yes, please describe the materials & supplies you are requesting to mark the pavement: _____

When & how will the markings be removed? _____

EVENT COMMUNICATION & SECURITY

During the event what form of communication systems will be used for the following:

Event Management (internal): Cell phone

Public Address (external): Public Address system provided by Hill Country Ears

Events with 1,000 attendees or more; events lasting past 10 PM; or events which provide alcohol require the provision of licensed, bonded and commissioned private security at the applicant's expense. The number of guards and their hours of duty will be determined by the PARD and the security company based on the type of event and number of attendees.

What security/law enforcement agency have you hired for your event? None

Contact name: _____ Phone: () _____

Have you contacted Fredericksburg Police Department in relation to your event? ☐ *Yes or ☒ No

*If yes, who did you speak with? _____

EQUIPMENT, ACTIVITIES & AMUSEMENTS

The following equipment, activities, and/or amusements will be at the event:

☐ **Generators;** list quantity: _____ and size(s): _____

☐ **Canopies/Tents larger than 200 sq. ft.;** quantity: _____ and size(s): _____

Sides? ☐ Yes ☐ No; if yes, how many sides will be closed? _____

How will tents/canopies be secured? ☐ Water barrels (preferred) ☐ Stakes ☐ Sandbags ☐ Weights

Other (describe): _____

☐ **Stage;** quantity: _____

Please check all that apply:

☒ Amplified Sound	☐ *Amusement ride; quantity: _____	☐ Barricades	☐ Bleachers	☐ Chairs	☐ Dance Floor
☐ DJ/Live Music	☐ Drone	☐ Fencing	☐ Fryer	☐ **Inflatables and/or Moonwalks; quantity: _____	☐ Light Towers
☐ Tables	☐ Parked cars for display	☐ Sale of merchandise	☐ Wi-Fi access needed	☐ Other: _____	☐ Other: _____

*Name of company providing amusement rides: _____ Phone () _____

General liability insurance is required naming the City of Fredericksburg as the certificate holder and additional insured.

**Name of company providing inflatables/moonwalks: _____ Phone () _____

General liability insurance is required naming the City of Fredericksburg as the certificate holder and additional insured.

UTILITIES, RESTROOMS & HAND WASHING STATIONS

Will you need use of **electricity**? ☒ *YES; ☐ 220V ☒ 110V; ☐ NO ELECTRICITY NEEDED

*If yes, what will electricity be used for? Public address system

**Any electrical work must be made by a licensed electrician. If a licensed electrician is not available, additional power needs must be met by the use of generators and are the responsibility of the event organizer.*

Will you need access to **water**? ☐ *YES ☒ NO WATER NEEDED

*If yes, what will water be used for? _____

**Event organizers must bring their own food grade hose(s). Non-potable water sources at Marktplatz are marked in purple and cannot be used.*

Please indicate the number of **portable restrooms & handwashing stations** you will have at your event, along with delivery date, pick-up date, and contact information below.

0 # of **regular portable restrooms** 0 # of **ADA portable restrooms** 0 # of **hand-washing stations**

*Equipment will be delivered on: _____ at _____ (enter time)

Equipment will be picked up on: _____ at _____ (enter time)

Sanitation company name: _____ Phone: () _____

When will items be serviced and how often? _____

**Event organizer or representative must be present for delivery of equipment to ensure proper placement.*

CLEAN UP/TRASH COLLECTING & RECYCLING

Contact name responsible for event clean-up: Graham Pearson Phone: (830) 733-7435
 Will a dumpster(s) be delivered? ☐ *YES; when? _____ ☒ NO
 What size dumpster(s)? _____
 What provisions will be made for recycling? _____
**Event organizer or representative must be present for delivery of equipment to ensure proper placement.*

FIRST AID & EMERGENCY VEHICLE ACCESS

Will your event have a first aid station on-site?

☐ *YES ☒ NO

*Company/Org. Name: _____

Contact Name: _____

Phone: () _____

Events will not be permitted without emergency vehicle access. This access must be available always and events are subject to permit revocation if emergency access lanes are not provided for.

Have you reviewed your layout to verify emergency vehicle access?

☒ YES ☐ NO

FOOD & BEVERAGE:

Please check all that apply:	☒ No food or beverage at event (skip to Signage section)	☐ *Sale of food/beverages	☐ *Distribution of food/beverages
<i>*A list of approved food & beverage vendors including their name, address and contact number is required at least 10-days prior to your event date; please use the Special Event Food & Beverage Vendor List form on page 8.</i>	☐ Event will sell alcohol (including tips/donations). Indicate type: ☐ Beer ☐ Wine/Champagne ☐ Liquor Who will provide the alcohol? _____ ☐ I need a landlord permission letter in order to obtain a TABC permit for alcohol sales.	☐ Event will distribute alcohol at no charge. Indicate type: ☐ Beer ☐ Wine/Champagne ☐ Liquor Who will provide the alcohol? _____	☐ Event will not have alcohol.

Marktplatz events only: will your event need grey water disposal containers? ☐ *YES ☐ NO; Enter Qty. (1 or 2): 0

**The City owns two (2), 270-gallon containers. Placement of the grey water disposal containers is at the discretion of the Parks Department. Servicing of the grey water containers are the event organizer's responsibility. Containers must be emptied no later than two (2) days after the final event day.*

RACES, RUNS, & WALKS ONLY

Complete this section if your event includes a race, run or walk.

Are you requesting any street closures for some or all of your route? ☐ *YES ☐ NO

Street closure requests must be made two (2) months in advance to City Council for any closure four (4) hours or more. Please consider this timeline when submitting your request. Please use the **Street Closure Request form found on page 9.*

On-site registration will begin at: _____ am/pm @ _____ (location)

Starting time (if staggered, please enter all and explain): _____

Describe your route, including starting point and disbanding area:

Start: _____ (location)

Route: _____ (describe distances)

Disband: _____ (location)

PARADES ONLY

Complete this section if your event includes a parade.

Are you requesting any street closures for some or all of your route? ☐ *YES ☐ NO

Street closure requests must be made two (2) months in advance to City Council for any closure four (4) hours or more. Please consider this timeline when submitting your request. Please use the **Street Closure Request form found on page 9.*

Parade staging will begin at: _____ ☐ am/☐ pm @ _____ (location)

Start: _____ (location)

Route: _____ (describe distances)

Disband: _____ (location)

Estimated number of entries/floats: ____ Will your parade allow animals? ☐ *YES ☐ NO; if yes, what type? _____

*How will you clean-up animal waste? _____

____ Initial; I agree to follow the City's adopted Parade Safety Rules found on pages 22 & 23 of the Special Events Planning Guide.

SIGNATURE & INDEMNITY AGREEMENT

I, the undersigned, hereby confirm that the information stated above is true and correct to the best of my knowledge.

Signature of Applicant

Date

I, THE UNDERSIGNED APPLICANT, AGREE TO INDEMNIFY AND HOLD HARMLESS THE CITY OF FREDERICKSBURG, ITS OFFICERS, EMPLOYEES, AGENTS, AND REPRESENTATIVES AGAINST ALL CLAIMS OF LIABILITY AND CAUSES OF ACTION RESULTING FROM INJURY OR DAMAGE TO PERSONS OR PROPERTY ARISING OUT OF THE SPECIAL EVENT.

Signature of Applicant

Date

ADDITIONAL NOTES ABOUT YOUR EVENT (type below):

*Please refer to Overview document submitted with this application for general background notes.
A site plan for the Adelsverein Halle is also submitted with this application.*

----- **END OF APPLICATION** -----

For City of Fredericksburg Use Only:

By signature, the City approves this Event, subject to all requirements:

Signature of City Manager or Designated Representative

Date

Additional comments: _____

EVENT SITE PLAN, LAYOUT, OR ROUTE; PAGE 7

Attach or draw your event site plan, layout or route. Include location of booths, stages, first aid, information/ticket booths, registration, generators, start/finish line, moonwalks/amusements, portable restrooms, dumpsters, signs and parking. See examples in the Appendix if you need assistance.

FOOD & BEVERAGE FORM; PAGE 8



SPECIAL EVENT FOOD & BEVERAGE VENDOR LIST

Complete this form if there will be food and/or beverage vendors at your event, whether they are selling, distributing or giving food and beverages away.

Event organizers must check the requirements for sale/distribution of food & beverages with the Gillespie County Health Division and organizers or their vendors are required to obtain any necessary permits. Each vendor must be in compliance with current City health & fire regulations and have a GCHD permit displayed.

Return form to: specialevents@fbgtx.org

Please add additional sheets if necessary.

Event Name:	
Event Date:	

Business Name	Contact Name	Email	Phone	Current Gillespie County Health Division Permit on file (Y/N)?
				Yes
				Yes
				Yes
				Yes
				Yes
				Yes
				Yes

SPECIAL EVENTS STREET CLOSURE REQUEST FORM; PAGE 9



Street closure requests must be made two (2) months in advance to City Council for any closure four (4) hours or more. Please consider this timeline when submitting your request. Please also attach the notification letter you will send to abutting property owners (if applicable) with this request to the Special Events Coordinator.

Event Name:	
Event Date(s):	
Contact Name:	
Contact Phone:	()

Closure Area:

☐ Entire Street
 ☐ Parking Lane Only
 ☐ Partial Street
 ☐ Blocking City owned property

Side of street: _____ (N,S,E,W)
 Side of street: _____
 Location: _____

Additional details (attach additional pages as needed for more streets and describe details of use below):

Street Closure Details:

Street Name	Between (cross street)	And (cross street)	Start Date	Start Time	End Date	End Time
Example: Austin Street	Crockett Street	Adams Street	Friday, 4/2/18	6:00 PM	Sunday, 4/4/18	12:00 PM

If the event will impact surrounding property owners, a notification letter is required to be sent to property owners at least two weeks prior to the event date. **Attach a copy of the notification letter and a list of addresses the letter will be sent to.**

Date notice provided: _____

Printed Name: _____

Signature: _____

Date: _____

Street Department: _____

Date: _____

Police Department: _____

Date: _____

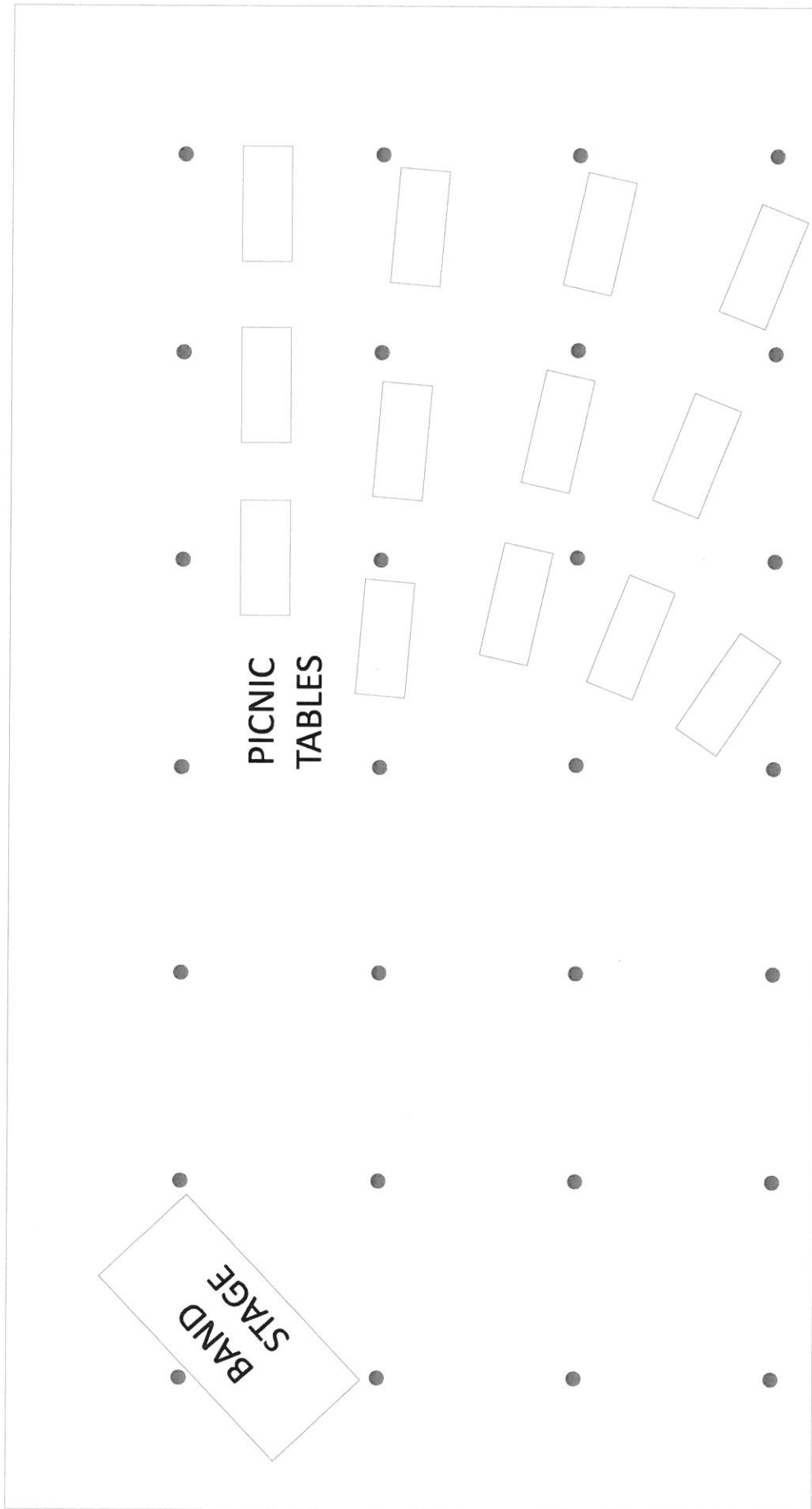
Parks Department: _____

Date: _____

FOR OFFICE USE ONLY

Event Name:	_____
Date Application Received:	_____
Application Complete:	____ YES ____ NO; If no, application return date: _____
First time event app. fee:	____ \$100; Payment type: _____; date: _____ ____ Not required
Expedited application fee	____ \$150; Payment type: _____; date: _____ ____ Not required
Non-profit proof of status:	____ YES
Added to S.E. calendar	____ YES
Added to website calendar:	____ YES
Added to Reservation Software	____ YES
Deposit:	____ INCLUDED; AMOUNT \$ _____; Type/CK#: _____ ____ INVOICED; AMOUNT \$ _____; Type/CK#: _____ ____ NOT REQUIRED
Reservation Fee:	____ INCLUDED; AMOUNT \$ _____; Type/CK#: _____ ____ INVOICED; AMOUNT \$ _____; Type/CK#: _____ ____ NOT REQUIRED
Site plan/layout/route:	____ YES; notes: _____
TABC letter needed:	____ YES; sent on: _____
Street closure/notifications:	____ YES; Street closure request form attached? Notes: _____
List of food/beverage vendors:	____ YES; notes: _____
Key needed (E1):	____ YES; given to: _____ on: _____ Returned on: _____
Pavilion lights:	Date: _____ Time: _____
Electric Pedestals:	____ YES; Quantity: ____; location(s): _____
Grey Water Containers:	____ YES; Quantity: ____; location(s): _____
Banner Hanging:	____ YES; banner to be delivered on: _____
MP Vehicle Permits:	____ YES; Quantity: ____; delivered on: _____
Cord Covers:	____ YES; Quantity: ____; location(s): _____
S.E. Committee Meeting:	____ Required: Date: _____; ____ Not required
Insurance requirements:	____ General liability for event ____ Host liquor liability ____ Amusements/Inflatables/Animals ____ Other rental equipment
Security required:	____ YES; ____ NO; notes: _____
Additional notes:	_____

PCAA SUNDAY EVENING PLAN - ADELSSVEREIN HALLE



Future Agenda Items

City Council

March 15, 2021 Regular Meeting

City Council = Red

1st and 15th Regular Meetings @ 6p.m.

Planning & Zoning = Green 3-3-2021 @ 5:30 p.m.

Historic Review Board = Purple 3-9-2021 @ 5:30 p.m.

Board of Adjustment = Blue 3-11-2021 @ 5:30 p.m.

City Events

Sun	Mon	Tues	Wed	Thur	Fri	Sat
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

Proclamation

Consent

1. 2-22-2021 City Council Regular Meeting Minutes
2. 3-1-2021 City Council Regular Meeting Minutes
3. 3-3-2021 City Council Workshop Minutes

Ordinances

1. Z-2101 John Needham for Zoning change (1st reading and possible waive of 2nd reading)

Resolutions

1. Appointment of Election Judges and other election duties

Public Hearing

1. Z-2101 John Needham for Zoning change
2. Z-2101 John Needham for 2 Land Use changes

Approvals-Misc.

1. Z-2101 John Needham for 2 Land Use changes
2. Swimming Pool punch pass
3. Drainage Revenue Bond Relating to Flood Early Warning System
4. Grant Agreement with Texas Water Development Board
5. Special Event Moratorium
6. Construction bid award for the Lady Bird Johnson Golf Course Bunker Renovation & Lining Project
7. Historic District Guidelines
8. Request for Proposal (RFP) Hotel/Conference Center

Presentations, Discussions and Updates:

1. Justin Calhoun's COVID-19 Metric's Update

Executive Session

April 5, 2021 Regular Meeting

City Council = Red

5th and 19th Regular Meetings @ 6p.m.

Planning & Zoning = Green 3-7-2021 @ 5:30 p.m.

Historic Review Board = Purple 3-9-2021 @ 5:30 p.m.

Board of Adjustment = Blue 3-15-2021 @ 5:30 p.m.

City Events

Good Friday 4-2nd

Early Voting 4-19th – 24th, 26th and 27th

Sun	Mon	Tues	Wed	Thur	Fri	Sat
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

Proclamation

Consent

1. 2-15-2021 City Council Regular Meeting Minutes

Ordinances

1. Z-2101 John Needham for Zoning change (possible 2nd reading)

Resolutions

Public Hearing

- 1.

Approvals-Misc.

- 1.

Presentations, Discussions and Updates:

- 1.

Executive Session