

**NOTICE OF PLANNING AND ZONING COMMISSION MEETING
CITY OF SOUTH PADRE ISLAND**

THURSDAY, FEBRUARY 16, 2023
3:00 PM AT THE MUNICIPAL BUILDING,
CITY COUNCIL CHAMBERS, 2ND FLOOR
4601 PADRE BOULEVARD, SOUTH PADRE ISLAND, TEXAS

1. Call to Order
2. Pledge of Allegiance
3. Election of Chairman and Vice-Chairman
4. **Public Comments and Announcements:** *This is an opportunity for citizens to speak to the Commission relating to agenda or non-agenda items. Speakers are required to address the Commission at the podium and give their name before addressing their concerns. [Note: State law will not permit the Planning and Zoning Commission to discuss, debate or consider items that are not on the agenda. Citizen comments may be referred to City Staff or may be placed on the agenda of a future Planning and Zoning Commission meeting]*
5. Discussion and Action
 - 5.1. Discussion and action to approve minutes of January 19, 2023 regular meeting.
 - 5.2. PUBLIC HEARING to discuss the request to rezone Lot 2 Block 168, Padre Beach Subdivision, Section XI from "NT" Neighborhood Transition Character Zone to "PBN" Padre Boulevard North Character Zone. (Carolyn SPI Hospitality, LLC, owner)
 - 5.3. DISCUSSION AND ACTION regarding the request to rezone Lot 2 Block 168, Padre Beach Subdivision, Section XI from "NT" Neighborhood Transition Character Zone to "PBN" Padre Boulevard North Character Zone. (Carolyn SPI Hospitality, LLC, owner)
 - 5.4. PUBLIC HEARING to discuss the request to rezone Lot 11 Block 79, Padre Beach Subdivision, Section VI from District "C"- Business District-Fire Zone to "PBC" Padre Boulevard Central Character Zone. (Michael Angel Acosta, owner)
 - 5.5. DISCUSSION AND ACTION regarding the request to rezone Lot 11 Block 79, Padre Beach Subdivision, Section VI from District "C" - Business District-Fire Zone to "PBC" Padre Boulevard Central Character Zone. (Michael Angel Acosta, LLC, owner)
 - 5.6. Discussion and action regarding the proposed replat of "Lots 2, 3, & 4, Block 168, Padre Beach Subdivision, Section XI" to create one large lot: "Lot 4A". (107 W. Carolyn Dr.)
 - 5.7. Discussion and action regarding the proposed replat of "Lots 9, 10, & 11, Block 79, Padre Beach Subdivision, Section VI" to create two lots: "Lots 11A & 11B". (104 & 106 W. Campeche St.)




5.8. Discussion and action regarding forwarding recommendations to the City Council related to the ARTICLE VII - SHORT TERM RENTALS Ordinance related to the following:
(Ricco/McNulty)

- A. To possibly require 2 trashcans for properties registered as short-term rentals.
- B. To possibly require one (1) parking space per bedroom effective (DATE) for all newly registered short-term rentals.
- C. To possibly require a sign to be placed outside of each short-term rental unit that has the permit #, max occupancy limits, and the manager's contact information.
- D. To possibly require a sign inside each short-term rental unit that has the permit number, max occupancy listed, noise ordinance restrictions, parking restrictions (max number of cars per permit), and any other restrictions that may be useful.
- E. To possibly recommend any other changes to the City Council regarding Article VII – Short Term Rental Ordinance that may be related.

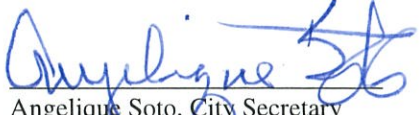
6. Adjourn

NOTE: One or more members of the City of South Padre Island City Council may attend this meeting; if so, this statement satisfies the requirements of the OPEN MEETINGS ACT.

DATED THIS THE 10TH DAY OF FEBRUARY 2023


Angelique Soto, City Secretary

I, THE UNDERSIGNED AUTHORITY, DO HEREBY CERTIFY THAT THE ABOVE NOTICE OF MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF SOUTH PADRE ISLAND, TEXAS IS A TRUE AND CORRECT COPY OF SAID NOTICE AND THAT I POSTED A TRUE AND CORRECT COPY OF SAID NOTICE ON THE BULLETIN BOARD AT CITY HALL/MUNICIPAL BUILDING ON **FEBRUARY 10, 2023**, AT/OR BEFORE 5:00 PM AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING.


Angelique Soto, City Secretary

THIS FACILITY IS WHEELCHAIR ACCESSIBLE, AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR ACCOMMODATIONS OR INTERPRETIVE SERVICES MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT BUILDING OFFICIAL, GEORGE MARTINEZ AT (956)761-8103.

