



6. **Discussion of and action on a preliminary and final subdivision plat, pursuant to Municipal Code of Ordinances Chapter 78 *Subdivisions*, establishing Goodson Subdivision, being a 1.963 acre tract of land lying in Lot 111 Block 1, situated 0.661 acres in the J.M. Ross Survey No. 223, Abstract No. 645 and 1.302 acres in the Comanche Creek Irrigation Company Survey No. 345, Abstract No. 172, County Block 4524, of the Official Public Records of Bexar County, Texas. (Recommendation Item; Applicant)**

Motion was made by Commissioner Wightman, second by Commissioner McGlothing, to recommend approval of this item as written.

Motion to recommend approval carried unanimously.

7. **Discussion of and action on a request by Kyle Hultz for approval of signage for Hultz Office Building located at 14789 Old Bandera Road, Helotes, Texas 78023, more particularly described as BCAD Prop. ID No. 1289679, including the following:**
  - a. **Monument Sign, with associated variances, pursuant to Municipal Code of Ordinances Chapter 98 *Zoning*, Section 98-72 *Old Town Helotes Special District*, Subparagraph (g)(6)(b)(1) *Commercial Signs: Single Business or Multi-Tenant Shopping Center, Business Park, or Office Complex (Monument-Type)*; and**
  - b. **Individual Tenant Wall Signs, with associated variances, pursuant to Municipal Code of Ordinances Chapter 98 *Zoning*, Section 98-72 *Old Town Helotes Special District*, Subparagraph (g)(6)(b)(2) *Commercial Signs – Projecting, Wall, Hanging, or In/On Windows*. (Recommendation Item; Applicant).**

Chairman Michel noted this item had two parts and each would be discussed separately.

Discussion on Item No. 7a included an absence of a landscaping plan and concerns on the proposed size and height, which are in excess of what's allowed by Code. The Commission agreed additional information was needed in order to evaluate this part.

Discussion on Item No. 7b included the applicant's variance request to allow individual tenant wall signs in conjunction with a monument sign. The Commission reviewed signage photos provided by Mayor Schoolcraft of the neighboring property, the Shops at Old Town. The businesses within this property have individual tenant wall signs and a monument sign. Council Member Blue explained that City Council allowed individual tenant wall signs and a monument sign, since the businesses do not front Old Bandera Road, and have no visibility. Council Member Blue also added that the City furnishes wayfinding signs for direction to each business. The Commission recognized that the only item in question on this part was the variance request to allow the wall signage together with the monument sign. In the end, the Commission agreed that the monument sign part lacked details, and without those details, it was difficult to make a determination on the wall signage part.

The consensus of the Commission was to postpone this item and have the applicant work with City Staff to bring the monument sign submission more in line with City Code.

Motion to postpone this item was made by Commissioner McGlothing, seconded by Commissioner Hozza.

The motion carried unanimously.

**COUNCIL LIAISON REPORT:**

**4. City Council action update on the following (Councilmember Alex Blue):**

- **A request by Winton Roberson for approval of a wall sign for Mr. W Fireworks located at 10585 Shaenfield Road, San Antonio, Texas 78254, more particularly described as BCAD Prop. ID No. 234213; and**
- **A request by Raul Torre, NovoTerra America L.L.C., for approval of a residential subdivision entry sign for the Oasis Subdivision located near the intersection of Shetland Gate and Shetland Brook, more particularly described as BCAD Property ID No. 236997.**

Council Member Blue reported on October 10, 2019, City Council unanimously approved both items as presented.

**Adjourn.**

Motion was made by Commissioner Hozza, second by Commissioner McGlothing, to adjourn the meeting at 7:40 pm.

Motion to approve carried unanimously.

Respectfully submitted,

  
\_\_\_\_\_  
Gregg Michel, Chair

ATTEST:

  
\_\_\_\_\_  
Celina Perez, City Secretary

