



**AGENDA
CITY OF WINDCREST, TEXAS
PLANNING AND ZONING COMMISSION**

July 02, 2015

6:00 P.M.

NOTICE IS HEREBY GIVEN THAT A MEETING OF THE WINDCREST PLANNING AND ZONING COMMISSION WILL BE HELD AT WINDCREST CITY HALL, 8601 MIDCROWN, WINDCREST, TEXAS ON THE 02nd DAY OF JULY 2015 STARTING AT 6:00 P.M. DURING THE MEETING THE FOLLOWING SUBJECTS WILL BE CONSIDERED AND THE COMMISSION MAY TAKE ACTION ON ANY OF THE LISTED SUBJECTS.

THE PLANNING AND ZONING COMMISSION RESERVES THE OPTION TO RECESS THE MEETING OF JULY 02, 2015 AND TO RECONVENE THE MEETING ON JULY 03, 2015 AT 9:00 A.M. AT THE WINDCREST CITY HALL, 8601 MIDCROWN, WINDCREST, TEXAS.

IT IS ANTICIPATED THAT MEMBERS OF OTHER CITY COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES MAY ATTEND THE MEETING IN NUMBERS THAT MAY CONSTITUTE A QUORUM OF SUCH OTHER CITY COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES, SO THAT NOTICE IS HEREBY GIVEN THAT THE MEETING IS ALSO A MEETING OF THE OTHER CITY COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES WHOSE MEMBERS ARE IN ATTENDANCE. THE MEMBERS OF THE OTHER CITY COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES MAY PARTICIPATE IN DISCUSSIONS WHICH OCCUR AT THE MEETING, BUT NO ACTION WILL BE TAKEN BY THE OTHER COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES WHOSE MEMBERS ARE IN ATTENDANCE.

Ordinance No. 618 (09/20/10), Repealing Ordinance No. 593

At all City Council, City Commission or City Board meetings, the agenda shall include a "citizens to be heard" item. It is suggested that Citizens wishing to speak during this item sign in on the sign up roster prior to the meeting. During "citizens to be heard" comments, each individual may speak on an agenda item or any other matter affecting the city. In addition to the "citizens to be heard" portion of meetings, a person may make comments on agenda items prior to the vote on the agenda item. A member of the public will have a total of six (6) minutes to be heard during a City Council, City Commission or City Board Meeting. This does not include any responses from the body. The six (6) minutes time limit authorized herein may not be transferred to another speaker in whole or in part. The presiding Officer or his/her designee will assign a Time Keeper to each meeting. The Time Keeper will maintain strict compliance of the six (6) minute rule, stopping speakers who exceed the allotted time. As authorized by Section 551.042 of the Texas Government Code, the Presiding Officer may direct a City Official to make: a statement of specific factual information in response to an inquiry made by a member of the public or of the City Council, or; a recitation of existing

policy in response to an inquiry made by a member of the public or the City Council. Any deliberation of or decision about the subject of the inquiry shall be limited to a proposal to place the subject on the agenda for a subsequent meeting. Any question posed by a Citizen, Council Member, Board Member or Commission Member for which an answer is not available at a meeting shall be answered by a member of the staff or Presiding Officer at the next regular meeting of the Body, if an answer is reasonably available and prudent. If the information is sensitive, staff will seek advice from the City Attorney.

REQUEST ALL PAGERS AND CELL PHONES BE TURNED OFF, EXCEPT EMERGENCY ON-CALL PERSONNEL. CITIZENS ARE ASKED TO REFRAIN FROM TALKING DURING COUNCIL PROCEEDINGS.

Meeting Chair: please remind each participant in your meeting that they must speak into a microphone; the recording is the Official Minutes of your meeting and all who speak must be recorded. All guest speakers and citizens to be heard must speak from podium. Please interrupt speakers during meeting if you recognize that they are not speaking into microphone and have them do so.

I. Call to Order

II. Citizens to be Heard on Subsequent and Non-Subsequent Agenda Items

1. A member of the public will have three (3) minutes to discuss non-subsequent agenda items.
2. A member of the public will have six (6) minutes to discuss subsequent agenda items.
3. City Council may discuss and respond to current and past agendas on subsequent and non-subsequent agenda items by citizens to be heard.

III. Public Hearing

The Windcrest Planning and Zoning Commission will hold a public hearing and consider the application of Greater Texas Realty Corp to rezone 5202 Crestway Dr. (Lot 1, Block 125) from its residential zoning to B1. (Att 1)

IV. Discuss and Act

1. The Planning and Zoning Commission will review, discuss and may make a recommendation to the City Council regarding the application of Greater Texas Realty Corp to rezone 5202 Crestway Dr. (Lot 1, Block 125) from its residential zoning to B1. (Att. 2)

V. General Announcements & Future Agenda Items Requested

Per Ordinance No. 618, repealing Ordinance No. 593; Section 9: Every agenda shall include an item entry granting a member the opportunity to propose an item for consideration of future agendas for Regular or Special Meetings. Any member may request the inclusion of such items at any meeting.

VI. Adjournment

The Planning and Zoning Commission reserves the right to retire into executive session whenever it is considered necessary and legally justified under the Texas Government Code, Subchapter D, Sections 551.071 et. seq. including, but not limited to, consultation with attorney, real property, prospective gifts, personnel matters, exclusion of witness, security devices, and economic development matters.

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Planning and Zoning Commission of the City of Windcrest is a true and correct copy of said Notice and was posted on the bulletin board at City Hall of said City in a convenient place to the public and said Notice was posted more than seventy-two hours prior to the meeting on July 02, 2015.

By: , City Secretary

In compliance with the Americans With Disabilities Act, the City of Windcrest Council Chambers are wheelchair accessible, and accessible parking spaces are available. The City of Windcrest will provide for reasonable accommodations for persons attending Planning & Zoning Commission meetings. To better serve you, requests should be received 48 hours prior to the meetings. Please contact Kelly Rodriguez, City Secretary, at 210-655-0022 ext. 2150 or Fax 210-655-8776.

I certify that the attached notice and agenda of items to be considered by the Planning and Zoning Commission was removed by me from the City Hall bulletin board on the ____ July, 2015.

____ Title: _____

Classifieds

In print and online at sacommunities.com

250-2345 To place an ad

AD DEADLINE: FRIDAY, 2PM

MERCHANDISE

Appliances

FREE ESTIMATES WITH REPAIR
 Servicing All Major Brand Appliances
 Same Day Service • Military & Senior Discount
\$15.00 OFF with Coupon
ALL STATE
APPLIANCE REPAIRS & SALES, INC.
210-658-2801
 Bonded & Licensed For Your Protection

Building Supplies

APPALACHIAN Brazilian Hardwood,
 appx 450sq \$3.00/ft. 210-542-9225

Medical

I BUY AND SELL
 Used and New Medical Equipment,
 Hospital Beds, Air Mattresses,
 Power Chairs, Wheelchairs,
 Oxygen Concentrators, Nebulizers,
 C-Paps & Bi-Paps, Patient Lifts,
 Lift Chairs, Ramps, If You're Selling
 Medical or Need Medical CALL ME,
I CAN SAVE YOU MONEY!
 7 days 210-349-3009

PETS

The City of San Antonio now has Litter Permit requirement for residents with dogs and cats that plan to sell, trade or give away their puppies/kittens. The permit requirement applies to advertisers who reside in the city limits of San Antonio only. The Litter Permit must be prominently displayed in the advertisement. Failure to comply with the ordinance could result in a fine up to \$500.

It is in violation of the "City of San Antonio Animal Code of Prohibited Species" to own certain animals with in the city limits. To obtain a litter permit application or if you have any questions about complying with the City Animal codes we suggest going online to www.sacs.net or call Animal Care Services at 210-207-6654.

Cats

CALICOS, Tortoise Shells, Orange. Free Kittens. Leave Msg w/ #: 210-288-4806.

To Advertise: 210-250-2345

ESTATE & GARAGE SALES

Northeast SA-Garage Sales

8702 SICILY ISLE Fri June 19 8-5 Sat June 20 8-12 Too Much To List

EA Communities

For advertising opportunities, call
(210) 250-2345.

EA MediaWorks

HOSPITALITY

Restaurants/Clubs

CATERERS & DRIVERS

BILL MILLER BAR-B-Q

IMMEDIATE OPENINGS

CATERERS & DRIVERS

Hiring @ \$8.50/Hr. & Up

- Health Insurance/401(k) plan
- Paid Vacation
- Tuition Reimbursement
- Must pass drug test
- Valid driver's license
- Must be willing to work weekends
- Flexible, Part-Time Hours
- Fast-Paced Setting
- Friendly, Outgoing, Team Players

Apply in person
 Mon. - Fri.
 (7:30 a.m. - 6 p.m.)
 301 S. Flores
 San Antonio, TX 78204
 EOE

SKILLED

Skills/Trades/Construction

CITY OF CONVERSE
BUILDING PERMIT TECHNICIAN
(210) 658-8285
UTILITY SERVICE WORKER
(210) 658-3453
www.conversetx.net

GRAPHIC ARTIST
 Needed with experience. T&M Printing Co. Call Trini 223-1046, 1316 Austin St.

MISCELLANEOUS

General Help

COUNTER CLERK
 For Northeast Dry Cleaners. Start at \$9/hr. Call (210) 494-7966 to apply. Must have prior exp.

Advertise: 210-250-2345

Prime Time newspapers

LEGALS & NOTICES

Legal Bids & Proposals

REQUEST FOR PROPOSALS/QUALIFICATIONS FOR LEGAL SERVICES

The City of Converse EDC is soliciting proposals from qualified firms and individuals to provide Legal Services to the City of Converse EDC. The deadline for submitting responses is June 30, 2015 at 4:00 p.m.

For more information, go to www.converseedc.com or call 210-659-9163.

Legal Bids & Proposals

CITY OF UNIVERSAL CITY NOTICE TO BIDDERS

CITY OF UNIVERSAL CITY will receive bids for construction of "CITY HALL PARKING LOT" at the CITY OF UNIVERSAL CITY, City Hall Building (2150 Universal City Blvd, Universal City, TX 78148). The project includes rehabilitation of the City Hall Parking Lot.

1. Pre-Bid Conference

A non-mandatory Pre-bid conference will be held on 25th, June, 2015 at 2pm Local Time at the City of Universal City Public Works Office located at 265 Kitty Hawk Road, Universal City, TX 78148.

2. Bid Opening

Sealed bids addressed as follows will be received in the office of the City Clerk "CITY HALL PARKING LOT, City of Universal City, Attn: Aylene Patton, 2150 Universal City Blvd, Universal City, TX 78148." Sealed Bids will be publicly opened and read on 9th, July, 2015 at 2pm Local Time at the City of Universal City, City Hall Building (2150 Universal City Blvd, Universal City, TX 78148).

Proposals must be accompanied by a cashier's check or a bid bond from a surety company holding a permit in the State of Texas for an amount equal to 2% of the amount bid. The amount of said cashier's check or bond will be forfeited to the OWNER and the bank or surety shall be liable to the OWNER for the amount in the event the successful bidder shall fail or refuse to enter into a contract or furnish bonds as hereafter required within ten (10) days after the date of notice of award.

The successful bidder must furnish a performance bond and a payment bond on the forms provided, each in the amount of 100% of the Contract price from a surety company licensed by the State of Texas.

Copies of the Contract Documents, Technical Specifications and Plans are available for review at the office of the Engineer: IDS Engineering Group, Inc., 613 NW Loop 410, Suite 550, San Antonio, TX 78216.

Copies of the bidding documents may be obtained from www.civcastusa.com; search "CITY HALL PARKING LOT". Bidders must register on this website in order to view and/or download specification, plans, and other related documents for this project. There is NO charge to view or download documents.

The OWNER reserves the right to reject any or all bids and to waive informalities or irregularities in bidding. In case of lack of clarity in stating prices, the OWNER reserves the right to consider the most advantageous construction thereof, or reject the bid.

The contract will be awarded to the responsive, responsible bidder submitting the lowest/best bid. The bidder selected will be notified at the earliest possible date. Tie breaking shall be in accordance with V.T.C.A. Local Government Code 271.901.

The Contractor shall identify all current liens in the past 3 years and vendor holds with the Texas Comptroller's Office on the Statement of Bidder Qualifications. The OWNER may disqualify respondents if an excessive amount of liens and/or vendor holds exist against the Contractor.

Garage Sale:
Call 210-250-2345
to advertise in
Prime Time newspapers.
HEARST media services

To Advertise: 210-250-2345

Legal Bids & Proposals

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Place your car ad in Prime Time newspapers, call (210) 250-2345.
HEARST media services

To Advertise: 210-250-2345

Legal Bids & Proposals

CITY OF SCHERTZ REQUEST FOR QUALIFICATIONS SCADA SUPPORT SERVICES # 15-PW-24-M-03

Sealed Requests for Qualifications (RFQ) addressed to the Purchasing and Asset Management Department will be received until July 2, 2015 at 10:00 AM, at 1400 Schertz Parkway Building # 2, Schertz, Texas 78154. All Requests for Qualifications must be in the City of Schertz's possession on or before the scheduled date and time (no late RFQ will be accepted).

Respondents receiving a Request for Qualifications notice in the mail, or reading the announcement in the newspaper are advised that the RFQ documents can be obtained by contacting Purchasing and Asset Management, 1400 Schertz Parkway Building # 2, Schertz, TX 78154 or by calling the Department at (210) 619-1160.

Be advised that if your company downloaded the documents from the web page and is contemplating responding to this RFQ, you MUST register as a Schertz Vendor at www.publicprocure.com so any changes/additions via Addendum can be accessed by your company. Vendor registration instructions can be found at www.schertz.com (Departments/Purchasing/Open Bids/Vendor Registration Instructions). Any questions in reference to these Proposals may be directed to Purchasing & Asset Management at (210) 619-1160.

RFQ responses received after the deadline will not be considered. The City shall evaluate the RFQ on the basis of technical ability, experience, and ability to perform the work and factors identified within the attached RFQ solicitation.

The City of Schertz reserves the right to refuse and reject any or all responses, waive any or all formalities or technicalities, accept the response or portions of the response determined to be the best value and most advantageous to the City, and hold the responses for a period of 120 days without taking action. The City of Schertz reserves the right to accept responses from more than one firm determined to be the best option for the City. Respondents are required to hold their responses firm for the same period of time.

Hand-delivered & Courier Submissions:
 Purchasing & Asset Management Department
 1400 Schertz Parkway, Bldg. # 2,
 Schertz, TX 78154

A Pre-Submittal Conference will be held June 23, 2015 at 10:00 AM in the Public Works Conference Room, 10 Commercial Place, Schertz, TX 78154. All prospective respondents are encouraged to attend.

LABELING INSTRUCTIONS: Envelopes must be clearly marked:

CITY OF SCHERTZ REQUEST FOR QUALIFICATIONS SCADA SUPPORT SERVICES # 15-PW-24-M-03

CITY OF SCHERTZ REQUEST FOR PROPOSALS ON-CALL CONTRACT SERVICES # 15-PW-24-M-04

Sealed Requests for Proposals (RFP) addressed to the Purchasing and Asset Management Department will be received until July 2, 2015 at 11:00 AM, at 1400 Schertz Parkway Building # 2, Schertz, Texas 78154. All Requests for Proposals must be in the City of Schertz's possession on or before the scheduled date and time (no late RFP will be accepted).

Legal Bids & Proposals

Respondents receiving a Request for Proposals notice in the mail, or reading the announcement in the newspaper are advised that the RFP documents can be obtained by contacting Purchasing and Asset Management, 1400 Schertz Parkway Building # 2, Schertz, TX 78154 or by calling the Department at (210) 619-1160.

Be advised that if your company downloaded the documents from the web page and is contemplating responding to this RFP, you MUST register as a Schertz Vendor at www.publicprocure.com so any changes/additions via Addendum can be accessed by your company. Vendor registration instructions can be found at www.schertz.com (Departments/Purchasing/Open Bids/Vendor Registration Instructions). Any questions in reference to these Proposals may be directed to Purchasing & Asset Management at (210) 619-1160.

RFP responses received after the deadline will not be considered. The City shall evaluate the RFP on the basis of technical ability, experience, and ability to perform the work and factors identified within the attached RFP solicitation.

The City of Schertz reserves the right to refuse and reject any or all responses, waive any or all formalities or technicalities, accept the response or portions of the response determined to be the best and most advantageous to the City, and hold the responses for a period of 120 days without taking action. The City of Schertz reserves the right to accept responses from more than one firm determined to be the best option for the City. Respondents are required to hold their responses firm for the same period of time.

Hand-delivered & Courier Submissions:
 Purchasing & Asset Management Department
 1400 Schertz Parkway, Bldg. # 2,
 Schertz, TX 78154

A Pre-Submittal Conference will be held June 23, 2015 at 11:00 AM in the Public Works Conference Room, 10 Commercial Place, Schertz, TX 78154. All prospective respondents are encouraged to attend.

LABELING INSTRUCTIONS: Envelopes must be clearly marked:

CITY OF SCHERTZ REQUEST FOR PROPOSALS ON-CALL CONTRACT SERVICES # 15-PW-24-M-04

Legals/Public Notices

PUBLIC NOTICE

Public Hearing
 City of Windcrest
 Planning and Zoning
 Commission and City Council

The Windcrest Planning and Zoning Commission will hold a public hearing and consider the application of Greater Texas Realty Corp to rezone 5202 Crestway Dr (Lot 1, Block 125) from its residential zoning to B1 at the Windcrest City Council Chambers at 8601 Midcrown, Windcrest, Texas 78239 on July 2, 2015 at 6:00 p.m. The Windcrest City Council will hold a public hearing to consider the same application on July 20, 2015 at 6:00 p.m.

CITY OF CONVERSE REQUEST FOR PROPOSALS SOLID WASTE AND RECYCLING SERVICES

Sealed Requests for Proposals (RFP) for Solid Waste and Recycling Services will be received until July 10, 2015 at 10:00 AM. For more information, go to www.conversetx.net or call 210-658-5356.

To Advertise: 210-250-2345



WINDCREST

TEXAS

Universal Development Application

(Please use separate application for each submittal)

- | | | |
|--|---|--|
| ☐ Land Use Amendment | ☐ Land Study | ☐ Replat |
| ☐ Thoroughfare Amendment | ☐ Final Plat | ☐ Amending Plat |
| ☒ Zoning Change (choose one) | ☐ Preliminary Plat | ☐ Minor Plat |
| ☐ Straight Zoning | ☐ Specific Use Permit | ☐ Vacating Plat |
| ☐ PUD (Planned Unit Development) | ☐ Conditional Use Permit | ☐ Site Plan |
| ☐ Variance | ☐ Exception | ☐ Tree Removal Permit |

Project Name: _____
Total Acres: 0.23 ac Survey Name: platted lot Abstract No.: _____
Project Location (address): Lot 1, Block 125, City of Windcrest, Texas

Current Zoning: Residential Current Use: vacant land # of Lots/Units: 1
Proposed Zoning: B-1 Proposed Use: retail Name Change: _____
SF: _____ AC: _____ COMM: _____ IND: _____ OTHER: _____
For Commercial/Industrial Total Proposed Sq. Ft.: 3,000

Applicant Information:

Property Owner Name: N H Shannon
Address: 3326 E Southcross City: San Antonio St/Zip: Texas 78223
Phone: 210 532 3216 Fax: _____ E-Mail: _____

Applicant (different from owner): Greater Texas Realty Corp

Address: _____ City: _____ St/Zip: _____
Phone: _____ Fax: _____ E-Mail: _____

Representative: R W Jones Jr

Address: 7551 Callaghan Rd #360 City: San Antonio St/Zip: Tex 78229
Phone: 210 341 6681 Fax: 210 341 6682 E-Mail: gtrcrrwjones@att.net

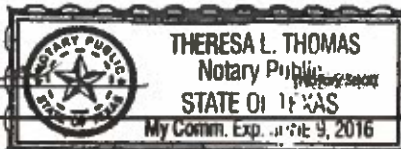
Authorization: By signing this application, you hereby grant staff access to your property to perform work related to your application. Also, you waive the statutory time limits in accordance with Section 211, 212 and 245 of the Texas Local Government Code.

N H Shannon
Owner Signature

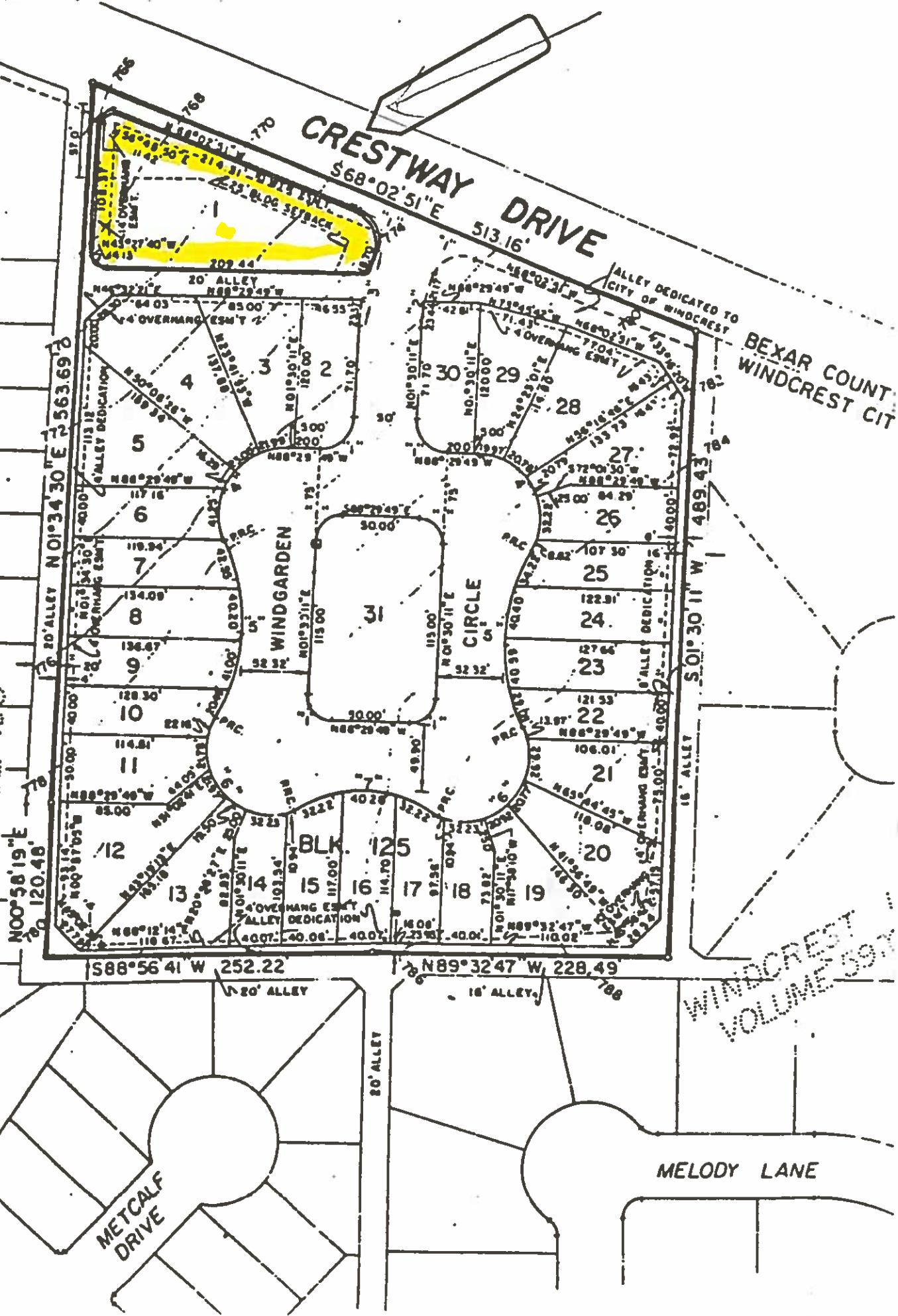
Type of Printed Name

Known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration expressed and in the capacity herein stated. Given under my hand and seal on this 21st day of April, 2015.

Theresa L. Thomas
Notary Public



WINDCREST UNIT 21
VOLUME 6600 PAGE 158



WINDCREST
VOLUME 6600