



# BOERNE OPEN NEIGHBORHOOD DISCUSSION

B.O.N.D. Meeting Report

12/21/2021 | Special use Permit for a Short-term rental

**Proposed Site:** 113 Wanda

**Meeting Location:** Zoom

**Total Attendance:** 3

BOND meetings can be viewed in their entirety by visiting:  
The [City of Boerne B.O.N.D. YouTube page](#) and selecting the desired meeting.

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## In Attendance

Lenore Ockerberg

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## City Staff Present

Laura Haning

Sara Serra-Bennett

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## Meeting Summary

This was a joint Zoom meeting for all B.O.N.D. items for the January Planning and Zoning Commission meeting. This request is for a special use permit for a short-term rental in a residential zoning district. Short-term rentals are leased properties for any amount of time shorter than 30 days.

Since the adoption of the UDC, our regulation requires STR to apply for a special use permit. The STR registered with the city before the adoption date is grandfathered and won't have to go through this process unless they lose their right of use.

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## Development Details

The property located at 113 Wanda is a three-bedroom, two-bathroom house, close to HEB, that can accommodate up to 6 people. The property is fully fenced and provides off-street parking. The property has security cameras, and parties are not allowed.

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Service

Excellence

Integrity

Respect

Collaboration

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According to the applicant, this is her first investment property, and she is very invested in the community and takes excellent care of the house. She uses the short-term rental website's tools to verify the renter's background and is very careful not to disrupt the neighbors.

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### Questions and Concerns

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No questions were brought up during this presentation.

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### Notification(s)

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- Mailouts
- Geo-targeted area surrounding the property (23 Text messages, 1 email)
- Text Messages to City Calendar Subscribers
- B.O.N.D. Webpage
- Events and Meetings Calendar
- Nextdoor app (geo-targeted area surrounding property)
- Coroplast Sign at Location