



College Station, TX

City Hall
1101 Texas Ave
College Station, TX 77840

Meeting Agenda - Final

Planning and Zoning Commission Workshop

The City Council may or may not attend the Planning & Zoning Commission Workshop Meeting.

Thursday, May 4, 2017

6:00 PM

City Hall Council Chambers

1. Call the meeting to order.
2. Discussion of consent and regular agenda items.
3. Discussion of new development applications submitted to the City.
New Development Link: www.cstx.gov/newdev
4. [17-0216](#) Presentation, possible action, and discussion regarding the consideration of the 2016 P&Z Plan of Work (see attached).

Sponsors: Bombek
Attachments: [2016 Plan of Work](#)
5. [17-0212](#) Presentation, possible action, and discussion regarding off-street parking requirements as a part of the 2016 P&Z Plan of Work.

Sponsors: Golbabai
Attachments: [P&Z Memo](#)
6. [17-0207](#) Presentation, possible action, and discussion regarding the P&Z Calendar of Upcoming Meetings:
*Thursday, May 11, 2017 ~ City Council and P&Z Joint Meeting ~ Council Chambers ~ Workshop 6:00 p.m.
*Thursday, May 11, 2017 ~ City Council Meeting ~ Council Chambers ~ Regular 7:00 p.m.
*Thursday, May 18, 2017 ~ P&Z Meeting ~ Council Chambers ~ Workshop 6:00 p.m. and Regular 7:00 p.m.
7. [17-0206](#) Presentation, possible action, and discussion regarding an update on the following items:
*A Comprehensive Plan amendment for approximately 11 acres located at 3001 Earl Rudder Freeway South from Suburban Commercial to General Commercial. The Planning & Zoning Commission heard this item on April 6, 2017, and voted (6-0) to recommend approval. The City Council heard this item on April 27, 2017, and voted (6-1) to approve the request.
*A Rezoning for approximately 17 acres located at 3001 Earl Rudder Freeway South from M-1 Light Industrial to GC General

Commercial and SC Suburban Commercial. The Planning & Zoning Commission heard this item on April 6, 2017, and voted (6-0) to recommend approval. The City Council heard this item on April 27, 2017, and voted (7-0) to approve the request.

*A Comprehensive Plan amendment for approximately five acres located at 1451 Associates Avenue from General Commercial and Natural Areas Reserved to Urban and Natural Areas Protected. The Planning & Zoning Commission heard this item on April 6, 2017, and voted (5-0-1) to recommend approval. The City Council heard this item on April 27, 2017, and voted (7-0) to approve the request.

*A Comprehensive Plan amendment for approximately 232 acres located at 4200 Rock Prairie Road from Urban, Suburban, Commercial and Natural Areas Reserved to Urban Mixed-Use and General Suburban. The Planning & Zoning Commission heard this item on April 6, 2017, and voted (6-0) to recommend approval. The City Council heard this item on April 27, 2017, and voted (7-0) to approve the request.

*A Rezoning for approximately 232 acres located at 4200 Rock Prairie Road from R Rural to PDD Planned Development District. The Planning & Zoning Commission heard this item on April 6, 2017, and voted (6-0) to recommend approval. The City Council heard this item on April 27, 2017, and voted (7-0) to approve the request.

*A Comprehensive Plan Amendment adopting the updated Water System Master Plan. The Planning & Zoning Commission heard this item on April 6, 2017, and voted (6-0) to recommend approval. The City Council heard this item on April 27, 2017, and voted (7-0) to approve the request.

*A Comprehensive Plan Amendment adopting the updated Wastewater Master Plan. The Planning & Zoning Commission heard this item on April 6, 2017, and voted (6-0) to recommend approval. The City Council heard this item on April 27, 2017, and voted (7-0) to approve the request.

8. Discussion, review and possible action regarding the following meetings: Design Review Board, BioCorridor Board.

9. Discussion and possible action on future agenda items - A Planning & Zoning Member may inquire about a subject for which notice has not been given. A statement of specific factual information or the recitation of existing policy may be given. Any deliberation shall be limited to a proposal to place the subject on an agenda for a subsequent meeting.

10. Adjourn.

The Commission may adjourn into Executive Session to consider any item listed on this agenda if a matter is raised that is appropriate for Executive Session discussion. An announcement will be made of the basis for the Executive Session discussion.

APPROVED



City Manager

I certify that the above Notice of Meeting was posted at College Station City Hall, 1101 Texas Avenue, College Station, Texas, on April 28, 2017 at 5:00 p.m.



City Secretary

This building is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are asked to contact the City Secretary's Office at (979) 764-3541, TDD at 1-800-735-2989, or email adaassistance@cstx.gov at least two business days prior to the meeting so that appropriate arrangements can be made. If the City does not receive notification at least two business days prior to the meeting, the City will make a reasonable attempt to provide the necessary accommodations.

Penal Code § 30.07. Trespass by License Holder with an Openly Carried Handgun.

"Pursuant to Section 30.07, Penal Code (Trespass by License Holder with an Openly Carried Handgun) A Person Licensed under Subchapter H, Chapter 411, Government Code (Handgun Licensing Law), may not enter this Property with a Handgun that is Carried Openly."

Codigo Penal § 30.07. Traspasar Portando Armas de Mano al Aire Libre con Licencia.

"Conforme a la Seccion 30.07 del codigo penal (traspasar portando armas de mano al aire libre con licencia), personas con licencia bajo del Sub-Capitulo H, Capitulo 411, Codigo de Gobierno (Ley de licencias de arma de mano), no deben entrar a esta propiedad portando arma de mano al aire libre."



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Meeting Agenda - Final

Planning and Zoning Commission Regular

The City Council may or may not attend the Planning & Zoning Commission Regular Meeting.

Thursday, May 4, 2017

7:00 PM

City Hall Council Chambers

1. Call meeting to order.
2. Pledge of Allegiance.
3. Hear Citizens.

At this time, the Chairman will open the floor to citizens wishing to address the Commission on issues not already scheduled on tonight's agenda. The citizen presentations will be limited to three minutes in order to accommodate everyone who wishes to address the Commission and to allow adequate time for completion of the agenda items. The Commission will receive the information, ask city staff to look into the matter, or will place the matter on a future agenda for discussion. (A recording is made of the meeting; please give your name and address for the record.)

All matters listed under Item 4, Consent Agenda, are considered routine by the Commission and will be enacted by one motion. These items include preliminary plans and final plats, where staff has found compliance with all minimum subdivision regulations. All items approved by Consent are approved with any and all staff recommendations. There will not be separate discussion of these items. If any Commissioner desires to discuss an item on the Consent Agenda it will be moved to the Regular Agenda for further consideration.

4. Consent Agenda

- 4.1** [17-0205](#) Consideration, possible action, and discussion on Absence Requests from meetings:
*Casey Oldham ~ May 4, 2017
*Eliador Vessali ~ May 4, 2017
*Jane Kee ~ May 4, 2017

Attachments:

[Casey Oldham](#)

[Eliador Vessali](#)

[Jane Kee](#)

- 4.2** [17-0204](#) Consideration, possible action, and discussion to approve meeting minutes.
*April 20, 2017 ~ Workshop
*April 20, 2017 ~ Regular

Attachments: [April 20 2017 Workshop](#)
 [April 20 2017 Regular](#)

- 4.3 [17-0203](#) Presentation, possible action, and discussion regarding a Preliminary Plan for Summit Crossing Phase 3 consisting of 97 single-family lots and 1 common area on approximately 15.036 acres, generally located north of Harvey Road and west of FM 158. Case #PP2016-000022

Sponsors: Lazo

Attachments: [Staff Report](#)
 [Application](#)
 [Preliminary Plan](#)

Regular Agenda

5. Consideration, possible action, and discussion on items removed from the Consent Agenda by Commission action.

6. [17-0208](#) Public hearing, presentation, possible action, and discussion regarding an amendment to Unified Development Ordinance Section 12-8.3.H.2, Platting & Replatting within Older Residential Subdivisions. (Note: Final action on this item is scheduled for the May 11, 2017 City Council meeting - subject to change)

Sponsors: Simms

Attachments: [Memo](#)
 [Current Language](#)
 [Proposed Language - Version One](#)
 [Proposed Language - Version Two](#)

7. [17-0213](#) Public hearing, presentation, possible action, and discussion regarding an ordinance amending the Comprehensive Plan Thoroughfare Plan by changing the classification of the extension of Pavilion Avenue, generally located southeast of the intersection of State Highway 6 and Sebesta Road, from a major collector to a minor collector. Case # CPA2017-000004 (Note: Final action on this item is scheduled for the May 11, 2017 City Council meeting - subject to change)

Sponsors: Schubert

Attachments: [Staff Report](#)
 [Application](#)

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of specific factual information or the recitation of existing policy may be given. Any deliberation shall be limited to a proposal to place the subject on an agenda for a subsequent meeting.

7. Adjourn

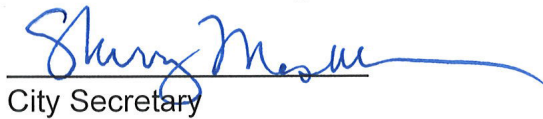
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