



College Station, TX

City Hall
1101 Texas Ave
College Station, TX 77840

Meeting Agenda - Final

Planning and Zoning Commission Regular

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

Thursday, September 20, 2018

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** [18-0573](#) Consideration, possible action, and discussion on Absence Requests from meetings.

*Dennis Christiansen ~ September 20, 2018

Attachments: [Dennis Christiansen](#)

- 4.2** [18-0619](#) Consideration, possible action, and discussion to approve meeting minutes.

*September 6, 2018 ~ Workshop

*September 6, 2018 ~ Regular

Attachments: [September 6 2018 Workshop](#)
[September 6 2018 Regular](#)

- 4.3** [18-0630](#) Presentation, possible action, and discussion regarding a final plat for Shenandoah Phase 18A, Block 1, Lots 1-4 consisting of four

commercial lots on approximately 1.19 acres located at 4246 State Highway 6, generally located near the intersection of State Highway 6 and Southern Plantation Drive. Case #FPCO2016-000014

Sponsors:

Hovde

Attachments:

[Staff Report](#)

[Vicinity Map, Aerial, SAM](#)

[Application](#)

[Final Plat](#)

Regular Agenda

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

6. [18-0267](#) Public hearing, presentation, possible action, and discussion regarding a Final Plat for K.T.H Commercial Addition Block 1, Lot 1R-A and 1R-B, being a Replat of K.T.H Commercial Addition Lot 1 consisting of two non-residential lots on approximately 4 acres located at 4254 State Highway 6, generally located off State Highway 6 near the Tower Point Subdivision. Case #FPCO2017-000023

Sponsors:

Hovde

Attachments:

[Staff Report](#)

[Vicinity Map, Aerial, and SAM](#)

[Application](#)

[Final Plat](#)

7. [18-0268](#) Presentation, possible action, and discussion regarding waiver requests to Unified Development Ordinance Section 8.3.E.2.b "Relation to Adjoining Street System" and Section 8.3.J.1 "Access Ways", and a public hearing, presentation, possible action, and discussion regarding a Final Plat for K.T.H Commercial Addition Block 1, Lot 3 including a Replat of K.T.H Commercial Addition, Block 1, Lot 1R-B consisting of one non-residential lot on approximately 10.1 acres, generally located at 5254 State Highway 6, generally located off State Highway 6 near the Tower Point Subdivision. Case #FPCO2018-000006

Sponsors:

Hovde

Attachments:

[Staff Report](#)
[Waiver Request](#)
[Vicinity Map, SAM, and Aerial](#)
[Application](#)
[Final Plat](#)

8. [18-0616](#) Public hearing, presentation, possible action, and discussion regarding an ordinance amending Appendix A, "Unified Development Ordinance," Article 4, "Zoning Districts," Section 4.2 "Official Zoning Map," of the Code of Ordinances of the City of College Station, Texas by adding a NCO Neighborhood Conservation Overlay zoning district for approximately 126.92 acres, being located in all or portions of the College Park, South Oakwood, Dulaney, and Woodson Village Phases 1 & 2 Subdivisions, an area generally bordered to the north by George Bush Drive; to the east by the lots on the east side of Lee Avenue to Park Place; to the south by lots on the south side of Park Place, lots on the east side of Pershing Drive south to Timm Drive and the west side of Pershing Drive to south to Thomas Street, the northern cul-de-sac of Hawthorn Street, and Luther Street; and to the west by the lots on the west side of Fairview. Case #REZ2018-000016 (Note: Final action of this item will be considered at the October 8, 2018 City Council meeting- subject to change.)

Sponsors:

Golbabai

Attachments:

[Staff Report](#)
[Background Information](#)
[Viscinity, Aerial, & SAM](#)
[Application](#)
[Petition Count & Petition](#)
[Southside Original Subdivision Plats](#)
[Rezoning Map](#)
[Neighborhood Study](#)

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.

I certify that the above Notice of Meeting was posted at College Station City Hall, 1101 Texas Avenue, College Station, Texas, on September 14, 2018 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."