



DRAFT MEETING MINUTES

NOTICE IS HEREBY GIVEN PURSUANT TO V.T.C.A., GOVERNMENT CODE, CHAPTER 551, THAT THE PLANNING AND ZONING COMMISSION FOR CITY OF ANGLETON WILL CONDUCT A MEETING, OPEN TO THE PUBLIC, ON THURSDAY, JUNE 1, 2023, AT 12:00 P.M., AT THE CITY OF ANGLETON COUNCIL CHAMBERS LOCATED AT 120 S. CHENANGO STREET ANGLETON, TEXAS 77515.

DECLARATION OF A QUORUM AND CALL TO ORDER

With a quorum present, Chair William Garwood called the Commission Meeting to order at 12:00 P.M.

PRESENT:

Chair William Garwood
Commission Member Deborah Spoor
Commission Member Shawn Hogan
Commission Member Ellen Eby (arrived for the 2nd Item (minute approval))
Commission Member Henry Munson

ABSENT:

Commission Member Michelle Townsend
Commission Member Regina Bieri

PRE-MEETING ITEMS:

1. Administer Oath of Office to Shawn Hogan, Planning and Zoning Commission Member, Position Place 5, by City Secretary Michelle Perez or Angleton Municipal Court Alternate Judge Mark Jones.
2. Discussion about P&Z members' availability for proposed dates for the Council Joint Work session.

PUBLIC HEARINGS AND ACTION ITEMS

REGULAR AGENDA

1. Introduction of New Planning and Zoning Commission member- Shawn Hogan, appointed by City Council on May 9, 2023 with an unexpired term ending in October, 2024.

2. Discussion and possible action on the minutes for the Planning and Zoning Commission meeting on June 1, 2023.

Motion was made by Commission Member Deborah Spoor to approve the minutes subject to the noted corrections; Motion was seconded by Commission Member Henry Munson.

Commission Action: Minutes were **Approved**. Motion carried unanimously, **6-0 vote**.

3. Discussion and possible action on a Final Plat for Angleton Park Place Subdivision Section 1.

Development Services Director Otis Spriggs presented the findings of the Staff Summary noting that the development is a mobile home subdivision with 50 lots. The developer acquired an additional tract that will allow him to provide all access off East Phillips. The Preliminary Plat has already been reviewed and approved by Council last month. Mr. Spriggs presented the staff review comments for the plat and noted the City Engineer reviewed it and offered comments of which the applicants made corrections and addressed each comment since. Staff recommends that the Planning and Zoning Commission approves the final plat and recommends it to the City Council for final action subject to the approval of the pending Development Agreement which will address any public improvements. The applicant representative is present for questions.

No questions were asked of the project engineer. Motion was made by Commission Member Henry Munson to approve the proposed final plat and recommend it to the City Council for final action. Motion was seconded by Commission Member Shawn Hogan.

Commission Action: Motion carried unanimously, 4-0 vote.

4. Discussion and possible action on a Final Replat for PT Patrick Thomas Estate, for a 7.732 - acre subdivision, 1-Block, 2 Lots, 1 Reserve, formally known as Vera Subdivision.

Development Services Director Otis Spriggs summarized the findings of the Staff Report, noting the property was previously re-zoned to classify Lot 2 for residential use. The presented Final Plat will create 2 Lots and 1 detention reserve. The Planning Commission voted 5 to 0 to approve the Preliminary Plat in January. Engineering has reviewed the plat and they made a couple of textual suggestions in terms of recommended changes and those were cleared by staff. The plat does meet all requirements of the subdivision ordinance and zoning as well. We are recommending approval to Council for the final plat. Property Owner, Mr. Patrick Thomas and applicant's representative are both present for questions.

Commission Chair William Garwood asked for clarification on which lot is intended for the self-storage.

Applicant: Miguel Saucedo, P.E., of Baker and Lawson, Inc., appeared before the Commission to explain that the lot located toward the document bottom will be the residential lot; the area to the north is the reserve for the detention pond and then the last lot shown is the for the storage use.

Commission Member Ellen Eby asked if the storage units will be for rent.

Development Services Director Otis Spriggs indicated yes, and that tract is zoned for Commercial use.

Motion was made by Commission Member Deborah Spoor motioned to approve the Final Plat. Motion was seconded by Commission Member Ellen Eby.

Commission Action: Motion carried unanimously, **5-0 vote.**

ADJOURNMENT

Planning and Zoning Commission Chair Bill Garwood adjourned the meeting at **12:10 P.M.**

CITY OF ANGLETON, TEXAS



William Garwood
Chair