

**MINUTES OF
REGULAR PLANNING & ZONING COMMISSION MEETING
CITY OF TOMBALL, TEXAS**

MONDAY, AUGUST 14, 2017



6:00 P.M.

- 1.0 The meeting was called to order by Chair Barbara Tague at 6:02 p.m. Other members present were:

Commissioner Richard Anderson
Commissioner Darrell Roquemore
Commissioner Dane Dunagin
Commissioner Will Benson

Others present:

City Engineer – Beth Jones
Planner – Amelia Lindley
Community Development Director – Craig Meyers
City Attorney – Loren Smith
Assistant City Engineer – Wesley Stolz

- 2.0 No Public Comments were received.

- 3.0 Craig Meyers, Community Development Director, announced the following:

- City Council approved Zoning Case P17-0068 (Conditional Use Permit at 202 Florence Street)
- City Council approved Zoning Case P17-0069 (Rezoning by Benson Development)
- City Council approved Zoning Case P17-0070 (Rezoning by Benson Development)
- There were no zoning cases submitted for September. If no plats are submitted then the September P&Z meeting will be canceled.

- 4.0 Motion was made by Commissioner Anderson, second by Commissioner Dunagin, to approve with conditions the Minutes of the Regular Planning and Zoning Commission Meeting of July 10, 2017.

Motion carried unanimously.

- 5.0 New Business:

- 5.1 Consideration to Approve Final Plat of **MEDICAL COMPLEX SQUARE**: Being a Plat of 0.8321 acres known as tract 1E-1 located in the J.M. Hooper Survey, Abstract

No. 375, located in Harris County, Texas.

Beth Jones, City Engineer, presented recommendation of approval with contingencies.

Motion was made by Commissioner Benson, second by Commissioner Roquemore, to approve **MEDICAL COMPLEX SQUARE**, with contingencies.

Motion carried unanimously.

- 5.2 Consideration to Approve Final Plat of **FIFIELD ADDITION**: 3.6914 acres (160,799.09 Square Feet) located in the J. Pruitt survey, A-629, Harris County, Texas.

Beth Jones, City Engineer, presented recommendation of approval with contingencies.

Motion was made by Commissioner Dunagin, second by Commissioner Anderson, to approve **FIFIELD ADDITION**, with contingencies.

Motion carried unanimously.

- 5.3 Consideration to Approve Replat of **RALEIGH CREEK SECTION FOUR**: Being 25.2309 acres of land, situated in the Joseph Miller Survey, Abstract Number 50, Harris County, Texas, and also being a Replat of reserve "K" and "N" of Raleigh Creek Section One, as recorded in Film Code No. 656125 H.C.M.R.

Beth Jones, City Engineer, presented recommendation of approval with contingencies.

Motion was made by Commissioner Roquemore, second by Commissioner Benson, to approve **RALEIGH CREEK SECTION FOUR**, with contingencies.

Motion carried unanimously.

- 5.4 Consideration to Approve **Zoning Case P17-0077**: Request by Catalyst Technical Group, Inc for a Conditional Use Permit to operate a *motel*. The property is approximately 2.1879 acres, legally described as Lot 1 Block 1 Dixie Properties, generally located on the south side of FM 2920, east of Tomball Cemetery Road and is zoned Commercial District.

Amelia Lindley, Planner, presented the case and recommendation of approval.

Srujan Kumar, Owner, (440 Cobia Drive, Suite 1503 Katy, Texas 77494) was introduced and spoke on behalf of the request.

The Public Hearing was opened by Chair Tague at 6:15 p.m.

Hearing no comments, the Public Hearing was closed at 6:16 p.m.

Motion was made by Commissioner Dunagin, second by Commissioner Anderson, to approve **Zoning Case P17-0077**. Vote was as follows:

Chair Tague	<u>Aye</u>
Commissioner Anderson	<u>Aye</u>
Commissioner Roquemore	<u>Aye</u>
Commissioner Benson Jr.	<u>Aye</u>
Commissioner Dunagin	<u>Aye</u>

Motion carried unanimously, with 5 Votes Aye and 0 Votes Nay.

- 5.5 Consideration to Approve **Zoning Case P17-0083**: Request by Shane Estes, on behalf of Vaquero Ventures, to amend Chapter 50 (Zoning) of the Tomball Code of Ordinances by rezoning approximately one acre of land legally described as Lot 2 Block 1 Park Manor of Tomball, Harris County, Texas, generally located on the south side of Medical Complex Drive, west of School Street, from the Agricultural District to the Commercial District.

Amelia Lindley, Planner, presented the case and recommendation of approval.

Nish Asgar, Owner, (911 Katy Freeway, Suite 307, Houston, Texas 77024) was introduced and spoke on behalf of the request.

The Public Hearing was opened by Chair Tague at 6:21 p.m.

Hearing no comments, the Public Hearing was closed at 6:22 p.m.

Motion was made by Commissioner Benson, second by Commissioner Roquemore, to approve **Zoning Case P17-0083**. Vote was as follows:

Chair Tague	<u>Aye</u>
Commissioner Anderson	<u>Aye</u>
Commissioner Roquemore	<u>Aye</u>
Commissioner Benson Jr.	<u>Aye</u>
Commissioner Dunagin	<u>Aye</u>

Motion carried unanimously, with 5 Votes Aye and 0 Votes Nay.

- 6.0 Motion was made by Commissioner Anderson, second by Commissioner Roquemore, to adjourn.

Motion carried unanimously.

The meeting was adjourned at 6:23 p.m.

PASSED AND APPROVED this _____ day of _____ 2017.

Wesley Stolz
Commission Secretary

Barbara Tague
Commission Chair