

The Seabrook Planning and Zoning Commission met on Thursday, December 6, 2018 at 7:00 PM in regular session at Seabrook City Hall, 1700 First Street, Seabrook, Texas to consider and if appropriate, take action on the agenda items listed below:

THOSE PRESENT WERE:

GARY RENOLA	CHAIRMAN
DODIE MILLER	VICE CHAIRMAN
ROSEBUD CARADEC	MEMBER
MIKE DEHART (exc. absence)	MEMBER
TRACIE SOICH (exc. absence)	MEMBER
GREG AGUILAR	MEMBER
DARRELL PICHA	MEMBER
SEAN LANDIS	DIRECTOR OF COMMUNITY DEVELOPMENT
PAT PATEL	ADMINISTRATIVE ASSISTANT

Chairman Gary Renola called the meeting to order at 7:00 p.m. and stated there was a quorum present.

1.0 PUBLIC COMMENTS AND ANNOUNCEMENTS

Audience member, Jennifer Waitena, from Ranch Road, Alvin Texas stated she has known the owner of the tattoo shop, Greg Votaw, for long time. She stated that he is an upstanding citizen and he runs his business with no problems. She explained that she is a Police Officer and knows a large portion of Mr. Votaw's clientele and he would never do anything wrong to jeopardize his business or clients. She stated that Mr. Votaw is a very charitable man who donates a large portion of his proceeds to buy gifts for children during the holidays, and is great asset for the City of Seabrook.

2.0 SPECIFIC PUBLIC HEARINGS

2.1 Request for a conditional use permit to establish a "Tattoo Parlor" at 2622 NASA Road One, suite H as per the Seabrook City Code, Appendix A, Comprehensive Zoning, Article 4, "Special Use Regulations", Section 4.11, "Conditional use permit criteria and procedures".

Chairman Gary Renola opened the public hearing at 7:05 p.m.

No comments were made.

Mr. Renola closed the public hearing at 7:05 p.m.

3.0 NEW BUSINESS – The Commission will discuss, consider, and if appropriate, take action on the items listed below.

3.1 Consider and take all appropriate action on a request for a conditional use permit to establish a "Tattoo Parlor" at 2622 NASA Road One, suite H as per the Seabrook City Code, Appendix A, Comprehensive Zoning, Article 4, "Special Use Regulations", Section 4.11, "Conditional use permit criteria and procedures".

Motion made by Dodie Miller and Seconded by Greg Aguilar.

To approve the request for a conditional use permit.

Community Development Director, Sean Landis, briefed the board on the location and zoning of the tattoo parlor as well as the request being made per the application. Mr. Landis stated that City Council already approved allowing a tattoo parlor within a C-2 medium zoning district with a conditional use, therefore the applicant is now making a request for the conditional use.

The Board wanted to know about the signage and hours of operation. Tattoo shop owner, Mr. Greg Votaw, explained that the signage would be a regular plaza sign provided by his lease. Another sign would be placed on top of the awning of the building, in the corner where his shop is. The previous sign was estimated around 2ft by 8ft and just said "tattoo" on the awning part. He explained that he has no plans on moving the rest of his Galveston business to Seabrook, since he enjoys working by himself here. He stated that he does appointments only, therefore his hours of operation could vary. As of right now, he tries to stay within noon to 8pm but it varies depending on the client. The Board mentioned that his application request is for the hours of 11am to 10pm and further discussed the need for conditions to be placed on the hours of operation else he would be able to set any hours he wanted, which could cause problems for future use of that location.

The motion was amended to include the hours of operation as 11am to 10pm. The Board took a vote for approval:

Ayes – Greg Aguilar, Dodie Miller, Rosebud Caradec, Gary Renola

Nays – Darrell Picha

MOTION CARRIED BY MAJORITY VOTE

4.0 ROUTINE BUSINESS

4.1 Approve the minutes from the November 15, 2018 Planning & Zoning Commission meeting.

Motion made by Rosebud Caradec and Seconded by Darrell Picha.

To approve the minutes as presented.

MOTION CARRIED BY UNANIMOUS CONSENT

4.2 Update on the expansion of Hwy. 146.

Sean Landis gave a brief report.

97 **4.3 Report from the Director of Planning and Community Development on the status of a list of**
98 **actions taken by Planning & Zoning and sent to City Council for its action or review.**
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100 Sean Landis gave a brief report.

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102 **4.4 Establish future agenda items and meeting dates.**
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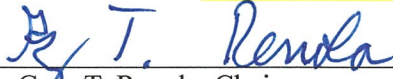
- 104 • Next P&Z Joint meeting with Council will be Tuesday, January 15, 2018 at 6:00 P.M.
105 • Next P&Z Regular meeting will be Thursday, January 17, 2018 at 7:00 P.M.
106

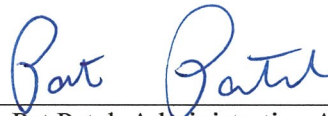
107 **Motion was made by Dodie Miller and seconded by Darrell Picha.**
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109 *To adjourn the December 6, 2018 Planning & Zoning meeting.*
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111 Having no further business, the meeting adjourned at 7:30 p.m.
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113 APPROVED THIS 17th DAY OF JANUARY, 2019.
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115 
116 Gary T. Renola, Chairman


Pat Patel, Administrative Assistant