**NOTICE OF MEETING**
**PLANNING AND ZONING COMMISSION**
**THURSDAY, OCTOBER 17, 2013**

NOTICE IS HEREBY GIVEN THAT THE PLANNING AND ZONING COMMISSION OF THE CITY OF SEABROOK WILL HOLD A MEETING ON THURSDAY, OCTOBER 17, 2013 AT 7:00 PM., SEABROOK CITY HALL, 1700 FIRST STREET, SEABROOK, TEXAS TO DISCUSS, CONSIDER, AND IF APPROPRIATE, TAKE ACTION WITH RESPECT TO THE ITEMS LISTED BELOW. ALTHOUGH THIS IS NOT AN OFFICIAL COUNCIL MEETING, A QUORUM OF COUNCIL MEMBERS MAY BE PRESENT.

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR OTHER ACCOMMODATIONS OR INTERPRETIVE SERVICES MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT 281-291-5600 OR FAX 281-291-5690 FOR FURTHER INFORMATION.

**1.0 ROUTINE PUBLIC HEARING AND ANNOUNCEMENTS**

At this time we would like to listen to any member of the audience on any subject matter, whether or not that item is on the agenda. All comments are limited to a maximum of four minutes for each speaker. In accordance with the Open Meetings Act, P&Z Members may not discuss or take action on any item that has not been posted on the agenda. When your name is called, please come to the podium and state your name and address clearly into the microphone before making your comments. Thank you.

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

**2.1 Discussion, consideration and possible action concerning the presentation of the State Highway 146 area plan.**

**2.2 Discussion, consideration and possible action on adopting additional Rules of Procedure for the Planning & Zoning Commission.**

**3.0 APPROVAL OF MINUTES**

**3.1 Discussion, consideration and possible action concerning the minutes from the September 19, 2013 meeting.**

**4.0 ROUTINE BUSINESS**

**4.1 Discussion and Consideration of the Community Development Activity Summary.** (List Attached)

**4.2 Report from the Director of Planning and Community Development on the status of a list of actions taken by Planning & Zoning and sent to City Council for its action or review.** (List Attached)

**4.3 Discussion with staff and P&Z Commission to establish future agenda items and meeting dates.**

**THE PLANNING & ZONING COMMISSION RESERVES THE RIGHT TO HEAR ANY OF THE ABOVE DESCRIBED AGENDA ITEMS THAT QUALIFY FOR AN EXECUTIVE SESSION IN AN EXECUTIVE SESSION BY PUBLICLY ANNOUNCING THE APPLICABLE SECTION NUMBER OF THE OPEN MEETINGS ACT (CHAPTER 551 OF THE TEXAS GOVERNMENT CODE) THAT JUSTIFIES EXECUTIVE SESSION TREATMENT.**

**CERTIFICATE**

I certify that this notice was posted on the bulletin board at Seabrook City Hall on or before Thursday, October 10, 2013 by 5:00 p.m. and that it will remain posted until the meeting has ended.

Alesia L. Hammock

Alesia Hammock - Secretary

**ITEM 4.1**

# COMMUNITY DEVELOPMENT ACTIVITY SUMMARY

1. **Building Review and Permit Activity**
   A. Commercial:
   No new commercial permits were issued during the month of September.

   B. Residential
   Three new single-family residential permits were issued during the month of September.

   - 2837 Seaside Drive — Subdivision – Seaside Village
   - 2841 Seaside Drive — Subdivision – Seaside Village
   - 2845 Seaside Drive — Subdivision – Seaside Village

2. **Summary of EDC Activity**
   The EDC met on October 10th. A copy of the agenda has been attached. The EDC will meet next on Thursday, November14th.

3. **Forecast of staff-initiated projects that will impact P&Z**
   None at this time.

4. **Forecast of Council-initiated projects that will impact P&Z**
   - November 5th - City Council and Planning and Zoning Commission Special Joint Meeting. Scope: Discuss Planned Unit Development (PUD) Review Process (6:00PM Meeting).

5. **Forecast of near-term development to come before P&Z**
   None at this time

6. **Major Projects** (not for P&Z discussion or deliberation)
   None at this time.

**ITEM 4.2**

## PLANNING & ZONING COMMISSION
### *ITEMS TO CITY COUNCIL - 2013*

| DATE SENT | DESCRIPTION | Status |
|---|---|---|
| 2/19/13 | **Request to change the zoning classification of land described below from the current classification of C-2 (Commercial – Medium District) to LI (Light Industrial.)** | **FAILED** |
| 4/2/13 | **Request for amendments to the Seabrook City Code, Appendix A, Comprehensive Zoning, Article 6, "Sign Standards": Human Directional/Sign Spinners** | **PASSED** |
| 6/4/13 | **Request for amendments to the Seabrook City Code, Appendix A, Comprehensive Zoning, Article 4. Special Use Regulations, Section 4.10. Planned Unit Developments.** | **PASSED** |
| 6/18/13 | **Request to change the zoning classification of land from the current classification of R-2 (Single-family detached residential district-small lots) to OS (Old Seabrook.)** | **FAILED** |
| 6/18/13 | **Request to change the zoning classification of land from the current classification of C-3 (Commercial - Heavy) to R-3 (Residential – Medium Density.)** | **PULLED FROM AGENDA** |
| 8/20/13 | **Request to review proposed text changes to Appendix A. Comprehensive Zoning, Article 6 "Sign Standards" - Temporary Grand Opening Signs.** | **PASSED** |
| 8/20/13 | **Request to change the zoning classification of land described below from the current classification of C-2 (Commercial – Medium District) to LI (Light Industrial.)** | **PASSED** |
| 8/20/13 | **Request to review proposed text changes to Appendix A. Comprehensive Zoning, Article 4. Special Use Regulations, Section 4.10. Planned Unit Developments.** | **PASSED** |
| 10/15/13 | **Request to change the zoning classification of land from the current classification of WAD (Waterfront Activity District) to C-2 (Commercial – Medium District).** | 1st Reading 10/15/13<br>2nd Reading 11/05/13 |