

## AGENDA

### PLANNING & ZONING COMMISSION REGULAR MEETING

August 23, 2022

6:00 P.M.

7423 Hwy 6, Hitchcock, TX

**1. Meeting Called to Order.**

**2. Roll Call.**

**3. Approval of Minutes.**

Regular Meeting – June 28, 2022

**4. Citizen Comments: (3) Minute Limit per Speaker.**

The public will be permitted to offer public comments as provided by the agenda and as permitted by the presiding officer during the meeting.

**5. Public Hearing.**

Public Hearing on a zoning change requested by Jesse Hermosillo wishes to rezone Property ID# 134585 – Vacant 1.692 acres – Located north of 6303 Main Street, Hitchcock, Texas. Legal description: ABST 2 SF AUSTINS SUR SE PT OF LOT 6 (6-3) THOMPSON HORD & SEVEY, Hitchcock, Galveston County, Texas From Agricultural Residential (AR) to General Commercial (GC)

Public Hearing on a zoning change requested by Tri-Coast Inc., Lonnie Holt wishes to rezone property ID# 181800 property address: 5404 FM 2004, Hitchcock, Texas. Legal description: ABST 71 P GAYATT SUR LOT J & PT OF LOT K (10-1) WITTJEN SUB, Hitchcock, Galveston County, Texas. From Neighborhood Commercial (NC) and Manufactured Home (MH) to General Commercial (GC)

**Items for Individual Consideration: The Commission shall receive testimony from all interested parties, consider and take appropriate action on matters set below.**

- 6.** Discussion and appropriate action on a zoning change requested by Jesse Hermosillo wishes to rezone Property ID# 134585 – Vacant 1.692 acres – Located north of 6303 Main Street, Hitchcock, Texas. Legal description: ABST 2 SF AUSTINS SUR SE PT OF LOT 6 (6-3) THOMPSON HORD & SEVEY, Hitchcock, Galveston County, Texas. From Agricultural Residential (AR) to General Commercial (GC)
- 7.** Discussion and appropriate action on a zoning change requested by Tri-Coast Inc., Lonnie Holt wishes to rezone property ID# 181800 property address: 5404 FM 2004, Hitchcock, Texas. Legal description: ABST 71 P GAYATT SUR LOT J & PT OF LOT K (10-1) WITTJEN SUB, Hitchcock, Galveston County, Texas. From Neighborhood Commercial (NC) and Manufactured Home (MH) to General Commercial (GC)

8. Discussion and appropriate action on a preliminary platting request for Sunset Grove Section 6 Subdivision located on the east side of Delany Road and north of Prairie Street, Being a subdivision of 16.17 acres located in the Stephen F. Austin League No.4 Abstract -2 City of Hitchcock, Texas also being a partial replat of Lots 13 and 14 of Delany Road Acres Vol. 18, PG 760 G.C.M.R. GCAD ID 131443. Applicant (KB Homes) is requesting the subject property be platted for 64 single family residential lots.
9. Discussion and appropriate action on a preliminary platting request submitted by Shawn Kadlecek to subdivide a 3.253-acre vacant lot into 6 lots with the property ID # 134595 being the Northeast corner of Jackson Rd and Beasley Street. 7105-0000-0010-0002 ABST 2 S F AUSTIN SUR N PT OF LOT 10 (10-2) THOMPSON HORD & SEVEY SUB, Hitchcock, Galveston County, Texas.

**10. Announcements:**

**11. Commission Member Request/Comments:**

**12. Adjourn:**

**To best facilitate actions by the Planning and Zoning Commission items may be taken out of order as posted.**

**I, Ruth Ann Sorrell, City Secretary hereby certify that the above agenda was posted at City Hall in the City of Hitchcock, Texas on August 19, 2022, before 6:00 p.m. at a place convenient and readily accessible to the general public and remained so posted continuously for at least 72 hours preceding the scheduled time of the said meeting.**

  
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**Ruth Ann Sorrell, City Secretary**