

MINUTES

PLANNING & ZONING COMMISSION SPECIAL MEETING

April 25, 2023

6:00 P.M.

7423 Hwy 6, Hitchcock, TX

The meeting was called to order by Vice-Chair Karen Williams at 6:00 pm.

Members Present: Vice-Chair Karen Williams, Paul Roach, Marsha Knapp, Matt VonDerHeide.

Others Present: Arnold Cross, Jr., Community Development Director, Stacey Baker, Community Development Specialist, Debbie Nesbitt, City Secretary.

Members Absent: Chair Travis Kaufman, Bert Martin, and David Wells

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.

None

Approval of Minutes:

Regular Meeting - January 24, 2023

Special Meeting - April 11, 2023

Matt VonDerHeide made a motion to approve the January 24, 2023, minutes. Seconded by Paul Roach. Motion passed 4 - 0.

Matt VonDerHeide made a motion to approve the minutes from the special meeting on April 11, 2023. Seconded by Marsha Knapp. Motion passed 4 - 0.

Irma Gill's son Juan introduced himself to the committee, and explained why they are requesting a Special Use Permit to purchase a manufactured home for his mother to live in and be closer to him.

Public Hearings:

Public Hearing on a Specific Use Permit request submitted by Irma Gill, for the placement of a manufactured home on a Single Family Residential (SFR) zoned lot that is .137 acres addressed as 5817 Florida Ave.

Legal Description: ABST 26 PAGE 6 LOT 4 BLK 6 WITTJEN ADDN #8, City of Hitchcock, Galveston County, Texas. Property ID 170070

The Public Hearing opened at 6:02 pm. No comments were made. The Public Hearing closed at 6:04 pm.

Paul Roach made a motion to approve and make a recommendation to City Council on May 15, 2023, to approve this Special Use Permit to place a manufactured home on a Single Family Residential (SFR) zoned lot located at 5817 Florida Ave. Legal description: ABST 26 PAGE 6 LOT 4 BLK 6 WITTJEN ADDN #8, City of Hitchcock, Galveston County, Texas. Property ID 170070. Seconded by Matt VonDerHeide. Motion passed 4 - 0.

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

Discussion and appropriate action on a preliminary consolidation plat request for Starfire Landing GS Speedway submitted by David Zubick and Richard Hatfield, Apex Engineering, located on FM 2004 and adjacent to Blimp Base Blvd., to consolidate 5 lots into 1 lot totaling 82.383 acres of land being out of those certain tracts of land described by deed record under G.C.C.F. No. 2007038801 and out of the Daniel Buckley Survey No. 36, A-43, Lemuel Crawford Survey No. 38, A-48, and W.H. Jack Survey, Block 3, Sec. 3, A-13, in the City of Hitchcock, County of Galveston, Property ID 388804 ABST 43 D BUCKLEY SUR & ABST 48 L CRAWFORD SUR TR 2-11 10.417 ACRES (AUCTION TR 46) *SBPCL: 004300020011100/004800230059200*Property ID 388905 ABST 48 L CRAWFORD SUR & ABST 43 D BUCKLEY SUR TR 23-68 7.838 ACRES *SBPCL: 004800230068100/004300020013100*Property ID 388910 ABST 48 L CRAWFORD SUR & ABST 13 W H JACK SUR TR 23-70 & PT OF LOTS 36 & 37 L M HITCHCOCK WEST SUB *SBPCL: 004800230070100/401900000036100*Property ID 388796 ABST 43 D BUCKLEY SUR ABST 48 L CRAWFORD SUR ABST 13 W H JACK SUR TR 2-7 PT OF LOTS 37,40,41,44 & 45 LM HITCHCOCK WEST SUB (AUCTION TRS 12,45,47 & 61) *SBPCL:0043-0002-0007-100&0048-0023-0059-100. Property ID 439973 ABST 13 W H JACK SUR PT OF LOTS 41 & 44 (41-1) L M HITCHCOCK WEST SUB

Richard Hatfield and David Zubick were present, they explained their vision in wanting to combine these five (5) lots into one single plat and later have it re-zoned as residential, to be able to build town homes, single family homes, and apartments.

Matt VonDerHeide made the motion to approve consolidating the five (5) lots into one single lot. Seconded by Marsha Knapp. Motion passed 4 - 0.

Announcements:

Arnold Cross, Jr., Community Development Director announced that Travis Kaufman has resigned as Chairperson, and currently the city is accepting applications to replace him.

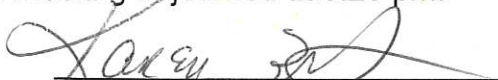
Stacey Baker, Community Development Specialist mentioned that this Saturday 4-29-2023 is the first annual Lone Star Gumbeaux Festival from 10:00 am to 6:00 pm. In the downtown area.

Commission Member Request/Comments:

None

Adjourn:

Paul Roach made the motion to adjourn. Matt VonDerHeide seconded. Motion passed 4 - 0. The meeting adjourned at 6:20 pm.


KAREN WILLIAMS, VICE-CHAIR

Attest: 
DEBBIE C. NESBITT, CITY SECRETARY