



CITY OF Incorporated 1977

FULSHEAR

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30603 FM 1093

P.O. Box 279
Fulshear, Texas 77441

PLANNING AND ZONING COMMISSION AGENDA AUGUST 4, 2017

NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF FULSHEAR TO BE HELD ON *FRIDAY, AUGUST 4, 2017 AT 8:30 A.M. IN THE CITY HALL OF THE CITY, 30603 F.M. 1093 FULSHEAR, TEXAS, FOR THE PURPOSE OF CONSIDERING THE FOLLOWING ITEMS.

1. Call to Order

2. Quorum

3. Citizen's Comments

Citizens who desire to address the Planning And Zoning Commission with regard to matters on the agenda will be received at this time. The number of speakers will be limited to the first ten (10) speakers and each speaker is limited to three (3) minutes. Comments or discussion by planning and zoning members will only be made at the time the subject is scheduled for Consideration.

4. PUBLIC HEARING – SPECIAL USE PERMIT

In compliance with the City of Fulshear Zoning Ordinance Number 2010-1028, the City will hold two Public Hearings; **the first Public Hearing will be held by the Planning and Zoning Commission on August 4, 2017 at 8:30 a.m.**; the second hearing will be held by the City Council. First hearing will be in the City Council Chambers of the City of Fulshear, located at 30603 FM 1093 at which time and place all interested persons will be given an opportunity to be heard. (The second hearing will be held by the City Council on August 15, 2017 at 7:00 p.m., Irene Stern Community Center, located at 6920 Katy Fulshear Road, Fulshear, TX).

The location of the premises in question is located in the Downtown District, Lots 5 & 8 Block 10 of the City of Fulshear, specifically the address is **8310 Wilson Street, Fulshear, Texas 77441**.

The applicant is seeking a Special Use Request pursuant to the Zoning Ordinance to permit the use of a structure from Residential to Commercial (Specifically Business/Office use).

Specific relief is requested from Section 1-193 (c) (2) (g) which states that the use of an Office within the Downtown District is permitted if they are approved in the process outlined in section 1-283.

The applicant reserves the right to supplement this application and/or seek at the time of the hearing, such other approvals, interpretations, and/or waivers as may be requested or required by the applicant or the Board/Council.

A copy of said application and documents is on file at Fulshear City Hall located at 30603 FM 1093, Fulshear, Texas 77441 on Monday through Thursday from 8:00 a.m. to 5:00 p.m. and Friday from 8:00 a.m. to 3:00 p.m. in the City Secretary's office for all interested parties prior to said hearing for your review.

If you have any questions regarding this request please call the City Secretary's office at 281-346-1796 x204.

Posted:

- 5. Consideration and possible action to approve Minutes from Planning and Zoning Commission meeting held on July 7, 2017**
- 6. Consideration and possible action to approve The Brooks at Cross Creek Ranch Section 3/Preliminary Plat**
- 7. Consideration and possible action to approve Willows at Cross Creek Ranch Section 2/Preliminary Plat**
- 8. Consideration and possible action to approve Thrive Church Fulshear/Preliminary Plat**
- 9. Consideration and possible action to approve Katy Independent School District High School No. 9 and Junior High No. 16/Preliminary Plat**
- 10. Consideration and possible action to approve W. Cross Creek Bend Ext. 4- Street Dedication/Preliminary Plat**
- 11. Consideration and possible action to approve Creek Falls at Cross Creek Ranch Section 5/Final Plat**
- 12. Consideration and possible action to approve Tamarron Section 29/Final Plat**
- 13. Consideration and possible action to approve Tamarron Section 43/Preliminary Plat**
- 14. Consideration and possible action to approve Jordan Ranch Street Dedication No. 2 and Reserves/Final Plat**
- 15. Consideration and possible action to approve Jordan Ranch Section 9/Final Plat**

16. Consideration and possible action to approve Jordan Ranch Section 12/Final Plat

17. Consideration and possible action to approve Kiddos Ranch/Preliminary Plat

18. Consideration and possible action to approve Commercial Reserves at FM 1463/Preliminary Plat (Re-Submittal)

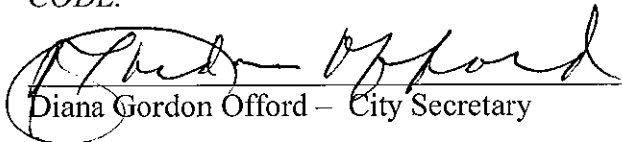
19. Consideration and possible action to approve Special Use Permit for Business/Office use located at 8310 Wilson Street, Fulshear, Texas 77441

20. Adjournment

The Planning and Zoning Commission reserves the right to adjourn into Executive Session at any time during the course of this meeting regarding the matters listed above, as authorized by Texas Government Code Section 551.071 (if necessary consultation with attorney).

Note: In compliance with the American Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service must be made at least 48 business hours prior to this meeting. Please contact the City Secretary's office at 281-346-1796 for further information.

I, Diana Gordon Offord, City Secretary of the City, do hereby certify that the above Notice of Meeting and Agenda for the Planning and Zoning Commission of the City of Fulshear, Texas was posted on Monday, July 31, 2017 at 5:00 p.m., in a place convenient and readily accessible at all times to the general public, in compliance with Chapter 551, TEXAS GOVERNMENT CODE.


Diana Gordon Offord – City Secretary