



CITY OF FULSHEAR

"FIND YOUR FUTURE IN FULSHEAR"

30603 FM 1093 WEST/ PO Box 279 ~ FULSHEAR, TEXAS 77441

PHONE: 281-346-1796 ~ FAX: 281-346-2556

WWW.FULSHEARTEXAS.GOV

CHAIRMAN- AMY PEARCE
MEMBER- JOAN BERGER
MEMBER- JASON CHERUBINI

PLANNING & ZONING:
MEMBER- RANDY STACY
MEMBER- GREGORY EHMAN

CO-CHAIR- DAR HAKIMZADEH
MEMBER- JOHN DOWDALL

CITY MANAGER: Jack Harper

STAFF:

CITY SECRETARY: Kimberly Kopecky

CITY ATTORNEY: J. Grady Randle

PLANNING AND ZONING COMMISSION MEETING MINUTES APRIL 3, 2020

NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF FULSHEAR TO BE HELD BY VIDEOCONFERENCE ON FRIDAY, APRIL 3, 2020 AT 8:30 A.M., FOR THE PURPOSE OF CONSIDERING THE FOLLOWING ITEMS. AUDIO, AND TO THE EXTENT FEASIBLE, VIDEO OF THE MEETING WILL BE AVAILABLE TO THE PUBLIC VIA THE FOLLOWING FREE-OF-CHARGE VIDEOCONFERENCE LINK:

<https://global.gotomeeting.com/join/889404869>

The above videoconference link allows for two-way communication with members of the public; however, to avoid disruption of the meeting by channel noise, audio feedback loops, or excessive background noise, members of the public may be muted by the presiding officer or the officer's designee except during the citizen's comments portion of the agenda. A recording of the meeting will be made available to the public.

Incidental Meeting Notice: A quorum of the City of Fulshear City Council, Planning & Zoning Commission, City of Fulshear Development Corporation (Type A), Fulshear Development Corporation (Type B), Parks & Recreation Commission, Historic Preservation & Museum Commission, Zoning Board of Adjustment, or any or all of these, may be in attendance at the meeting specified in the foregoing notice, which attendance may constitute a meeting of such governmental body or bodies as defined by the Texas Open Meetings Act, Chapter 551, Texas Government Code. Therefore, in addition to the foregoing notice, notice is

hereby given of a meeting of each of the above-named governmental bodies, the date, hour, place, and subject of which is the same as specified in the foregoing notice.”

1. Call to Order

A REGULAR MEETING OF THE FULSHEAR PLANNING AND ZONING COMMISSION HELD BY VIDEOCONFERENCE WAS CALLED TO ORDER BY PLANNING AND ZONING CHAIRMAN AMY PEARCE AT 8:30 A.M. ON FRIDAY, APRIL 3, 2020.

2. Quorum

A QUORUM WAS PRESENT.

MEMBERS PRESENT

*AMY PEARCE
JOAN BERGER
JASON CHERUBINI
GREGORY EHMAN
DAR HAKIMZADEH
RANDY STACY
JOHN DOWDALL*

CITY STAFF

*BYRON BROWN
ZACH GOODLANDER
KIMBERLY KOPECKY
CHANDLER MARKS
ANGELA FRITZ (@ 8:31 A.M.)
SHARON VALIANTE (@ 8:33 A.M.)
MARIELA RODRIGUEZ (@ 8:37 A.M.)*

OTHERS PRESENT

*CAROL RIGGS
GEOFF FREEMAN
AARON GROFF
ADM JAMAL KHORDAJI
LISA KETTLER MARTIN
TODD HAMILTON
JOHN HERZOG (@ 8:31 A.M.)
THOMAS KUYKENDALL, JR (@ 8:31 A.M.)*

ANDREW CASEY (@ 8:31 A.M.)
KAYE KAHLICH
AND 1 OTHER PERSON THAT DID NOT SIGN IN.

3. Citizen's Comments

THERE WERE NO CITIZEN COMMENTS.

4. Consideration and possible action to approve Minutes from Planning and Zoning Commission meeting held on March 6, 2020

A MOTION WAS MADE BY PLANNING AND ZONING MEMBER EHMAN TO APPROVE MINUTES FROM THE PLANNING AND ZONING COMMISSION MEETING HELD ON MARCH 6, 2020. IT WAS SECONDED BY PLANNING AND ZONING MEMBER BERGER. THE MOTION WAS CARRIED BY THE FOLLOWING (ROLL CALL) VOTE:

AYES: PLANNING AND ZONING MEMBERS-

*CHERUBINI
STACY
HAKIMZADEH
PEARCE
BERGER
EHMAN
DOWDALL*

NAYS: NONE

5. Consideration and possible action to recommend approval of Fulshear School Road and School Hill Road Street Dedication Preliminary Plat

A MOTION WAS MADE BY PLANNING AND ZONING MEMBER HAKIMZADEH TO RECOMMEND APPROVAL OF FULSHEAR SCHOOL ROAD AND SCHOOL HILL ROAD STREET DEDICATION PRELIMINARY PLAT. IT WAS SECONDED BY PLANNING AND ZONING MEMBER DOWDALL. THE MOTION WAS CARRIED BY THE FOLLOWING (ROLL CALL) VOTE:

AYES: PLANNING AND ZONING MEMBERS-

*CHERUBINI
STACY
HAKIMZADEH
PEARCE*

BERGER
EHMAN
DOWDALL

NAYS: NONE

6. Consideration and possible action to recommend approval of Bonterra at Cross Creek Ranch Section 12 Preliminary Plat

A MOTION WAS MADE BY PLANNING AND ZONING MEMBER BERGER TO RECOMMEND APPROVAL OF BONTERRA AT CROSS CREEK RANCH SECTION 12 PRELIMINARY PLAT. IT WAS SECONDED BY PLANNING AND ZONING MEMBER EHMAN. THE MOTION WAS CARRIED BY THE FOLLOWING (ROLL CALL) VOTE:

AYES: PLANNING AND ZONING MEMBERS-

*CHERUBINI
STACY
HAKIMZADEH
PEARCE
BERGER
EHMAN
DOWDALL*

NAYS: NONE

CHAIRMAN PEARCE ASKED MEMBERS TO TAKE ITEMS 7 AND 8 TOGETHER. THERE WERE NO OBJECTIONS.

7. Consideration and possible action to recommend approval of Jordan Ranch Street Dedication No. 8 Preliminary Plat

8. Consideration and possible action to recommend approval of Jordan Ranch Street Dedication No. 9 Preliminary Plat

A MOTION WAS MADE BY PLANNING AND ZONING MEMBER DOWDALL TO RECOMMEND APPROVAL OF JORDAN RANCH STREET DEDICATION NO. 8 PRELIMINARY PLAT AND JORDAN RANCH STREET DEDICATION NO. 9 PRELIMINARY PLAT (ITEMS 7 AND 8). IT WAS SECONDED BY PLANNING AND ZONING MEMBER CHERUBINI. THE MOTION WAS CARRIED BY THE FOLLOWING (ROLL CALL) VOTE:

AYES: PLANNING AND ZONING MEMBERS-

CHERUBINI

STACY
HAKIMZADEH
PEARCE
BERGER
EHMAN
DOWDALL

NAYS: NONE

CHAIRMAN PEARCE ASKED MEMBERS TO TAKE ITEMS 9 AND 10 TOGETHER.
THERE WERE NO OBJECTIONS.

9. **Consideration and possible action to recommend approval of Fulbrook on Fulshear Creek Section 9 Final Plat**
10. **Consideration and possible action to recommend approval of Fulbrook on Fulshear Creek Section 10 Final Plat**

A MOTION WAS MADE BY PLANNING AND ZONING MEMBER EHMAN TO RECOMMEND APPROVAL OF FULBROOK ON FULSHEAR CREEK SECTION 9 FINAL PLAT AND FULBROOK ON FULSHEAR CREEK SECTION 10 FINAL PLAT (ITEMS 9 AND 10). IT WAS SECONDED BY PLANNING AND ZONING MEMBER BERGER. THE MOTION WAS CARRIED BY THE FOLLOWING (ROLL CALL) VOTE:

AYES: PLANNING AND ZONING MEMBERS-

CHERUBINI
STACY
HAKIMZADEH
PEARCE
BERGER
EHMAN
DOWDALL

NAYS: NONE

11. **Consideration and possible action to recommend approval of Tamarron Section 14 Final Plat**

A MOTION WAS MADE BY PLANNING AND ZONING MEMBER EHMAN TO RECOMMEND APPROVAL OF TAMARRON SECTION 14 FINAL PLAT. IT WAS SECONDED BY PLANNING AND ZONING MEMBER BERGER. THE MOTION WAS CARRIED BY THE FOLLOWING (ROLL CALL) VOTE:

AYES: PLANNING AND ZONING MEMBERS-

CHERUBINI
STACY
HAKIMZADEH
PEARCE
BERGER
EHMAN
DOWDALL

NAYS: NONE

CHAIRMAN PEARCE ASKED MEMBERS TO TAKE ITEMS 12, 13, AND 14 TOGETHER. THERE WERE NO OBJECTIONS.

- 12. Consideration and possible action to recommend approval of Tamarron Section 15 Preliminary Plat**
- 13. Consideration and possible action to recommend approval of Tamarron Section 21 Preliminary Plat**
- 14. Consideration and possible action to recommend approval of Tamarron Section 27 Preliminary Plat**

A MOTION WAS MADE BY PLANNING AND ZONING MEMBER DOWDALL TO RECOMMEND APPROVAL OF TAMARRON SECTION 15, SECTION 21, AND SECTION 27 (ITEMS 12-14). IT WAS SECONDED BY PLANNING AND ZONING MEMBER EHMAN. THE MOTION WAS CARRIED BY THE FOLLOWING (ROLL CALL) VOTE:

AYES: PLANNING AND ZONING MEMBERS-

CHERUBINI
STACY
HAKIMZADEH
PEARCE
BERGER
EHMAN
DOWDALL

NAYS: NONE

15. Adjournment

A MOTION TO ADJOURN WAS MADE BY PLANNING AND ZONING MEMBER CHERUBINI. IT WAS SECONDED BY PLANNING AND ZONING MEMBER DOWDALL. THE MOTION WAS CARRIED BY THE FOLLOWING (ROLL CALL) VOTE:

AYES: PLANNING AND ZONING MEMBERS-

CHERUBINI

STACY

HAKIMZADEH

PEARCE

BERGER

EHMAN

DOWDALL

NAYS: NONE

CHAIRMAN PEARCE ADJOURNED THE MEETING AT 8:44 A.M.