

HAL LAWLER
Chairman
DONNA O'CONNER
Commissioner At Large A
NICK BARRERA
Commissioner At Large B
TREY KENDRICK
Commissioner District 1
RICHARD WARREN
Commissioner District 2
Vice Chairman



JAMES WALTER
Commissioner District 3
MARK FOLLIS
Commissioner District 4
LOU ANN MARTIN
Commissioner District 5
CHRISTINA TSCHAPPAT
Commissioner District

MINUTES OF THE REGULAR MEETING OF THE LA PORTE PLANNING AND ZONING COMMISSION June 18, 2020

The Planning and Zoning Commission of the City of La Porte met in a regular meeting on Thursday, February 20, 2020, at the City Hall Council Chambers, 604 West Fairmont Parkway, La Porte, Texas, at 6:00 p.m., with the following in attendance:

Commissioners present: Hal Lawler, Nick Barrera, Donna O'Conner, Richard Warren, Mark Follis, James Walter, Christina Tschappat, Trey Kendrick and Lou Ann Martin

Councilpersons absent: None

City Staff present: Teresa Evans, Planning and Development Director; Ian Clowes, City Planner; Chase Stewart, Planning Technician

1. **CALL TO ORDER** – Secretary Kendrick called the meeting to order at 6:01 p.m.
2. **ROLL CALL OF MEMBERS:** – All Commissioners were present for the meeting.
3. **CITIZEN COMMENT** (*Generally limited to five minutes per person; in accordance with state law, the time may be reduced if there is a high number of speakers or other considerations.*)

No Comment.

4. **CONSIDER APPROVAL OF THE MEETING MINUTES:**

- a. Approve the minutes of the meeting held on May 21, 2020.

Commissioner Barrera moved to approve the meeting minutes; the motion was adopted, 9-0.

5. **MAJOR DEVELOPMENT SITE PLAN:**

- a. Consider approval of the major development site plan #20-83000001, Contech Control Services, a 12.8 acre commercial development located at 2700 Sens Rd.

Commissioner Warren moved to approve major development site plan #20-83000001; the motion was adopted, 9-0.

6. **FINAL PLAT:**

- a. Consider approval of a final plat for the Morgan's Landing Section 9, a single-family residential development consisting of 95 lots on 23.6 acres located off of Bay Area Blvd.
- b. Consider approval of a final plat for the Morgan's Landing Section 10, a single-family residential development consisting of 13 lots on 2.7 acres located off of Bay Area Blvd.
- c. Consider approval of a final plat for the Morgan's Landing Section 11, a single-family residential development consisting of 46 lots on 12.2 acres located off of Bay Area Blvd.
- d. Consider approval of a final plat for the Morgan's Landing Section 14, a single-family residential development consisting of 29 lots on 6.2 acres located off of Bay Area Blvd.
- e. Consider approval of a final plat for the Morgan's Landing Section 15, a single-family residential development consisting of 43 lots on 26.1 acres located off of Bay Area Blvd.

Commissioner O'Conner moved to approve all 5 final plats (Sections 9, 10, 11, 14, & 15) in a single motion; the motion was approved 9-0

7. **CONSIDERATION:** Consider a request for approval of Zone Change request #20-92000001 by Charles Anders of Bayway Homes Inc., applicant; on behalf of Jack McCoy, Noah M. Jones, and Bayway Homes Inc., owners; for approval of a zone change from High Density Residential (R-3) to Planned Unit Development (PUD), on a 5.798 acre tract of land legally described as E 115' of Lots 1-16, Lots 17-32, & abandoned alley, Block 1159, Lot 4-29 & Tracts 3A & 30A, Block and Texas Ave. right-of-way, Harris County, La Porte, TX.

Commissioner Follis moved to deny the Zone Change request; the motion was adopted 5-3 (Chairman Lawler recused himself)

8. **SCUP REQUEST #20-91000001:** Open a public hearing on a request for approval of Special Conditional Use Permit (SCUP) #20-91000001 by Charles Anders of Bayway Homes Inc., applicant; on behalf of Jack McCoy, Noah M. Jones, and Bayway Homes Inc., owners; for approval of a SCUP to allow for a zero lot line single family development, on a 5.798 acre tract of land legally described as E 115' of Lots 1-16, Lots 17-32, & abandoned alley, Block 1159, Lot 4-29 & Tracts 3A & 30A, Block and Texas Ave. right-of-way, Harris County, La Porte, TX.

9. **ADJOURN PUBLIC HEARING:** Public Hearing was adjourned at 7:37 PM

10. **CONSIDERATION:** Commissioner Follis moved to deny SCUP request #20-91000001; the motion was adopted 5-3 (Chairman Lawler recused himself).

11. **ADMINISTRATIVE REPORTS:** City Planner Ian Clowes informed the Commission there were no submitted public hearing items for a July 16th Planning and Zoning Commission meeting.

12. **BOARD COMMENTS regarding matters appearing on the agenda; recognition of community members, city employees, and upcoming events; inquiry of staff regarding specific factual information or existing policies:** Commissioner Tschappat informed the Commission that this may be her last meeting. Additionally, she expressed gratitude to other members of the Commission for their cooperative efforts during her time on the Commission.

ADJOURN – Without objection. Meeting adjourned at 7:40 PM

Trey Kendrick, Planning and Zoning Commission Secretary

Hal Lawler, Planning and Zoning Commission Chairman

Chase Stewart, Planning Technician