

PLANNING AND ZONING COMMISSION MINUTES

On this the 17th day of October 2022, the Planning and Zoning Commission held a Meeting at 5:30 p.m., at Rockport Service Center, 2751 SH 35 Bypass, Rockport, Texas and notice of meeting giving time, date and subject having been posted as described in V.T.C.A., Government Code § 551.041.

Members Present

Ruth Davis – Chair
Ric Young
Kim Hesley – Secretary
Tom Blazek

Members Absent

W. Kent Howard
Patty Impens
Warren Hassinger – Vice Chairman

Staff Members Present

Mike Donoho, Director
Carey Dietrich, Community Planner
Tommy Saucedo, IT
Andrea Hattman, Council Liaison

Guest(s) Present

Two (2)

Open Meeting

1. Meeting called to order at 5:30 p.m.

Regular Agenda

2. Conduct a Public Hearing to consider a request for a Conditional Use Permit (CUP) to allow the use of a manufactured home on the property while the property owners rebuild their home that was recently burned located at 157 Kluge Tr; also known as McCombs, Lot 55 & 56, part of each, being 3.494 acres, City of Rockport, Aransas County, Texas, currently zoned R-1 (1st Single Family Dwelling District).

Chair Davis opened the Public Hearing at 5:31p.m.:

Richard Kretschmann, owner of the property, spoke. Chair Davis asked if there were any other questions or comments, there being none, Chair Davis closed the Public Hearing and opened the regularly scheduled meeting at 5:32p.m.

3. Deliberate and act on approval of the regular meeting minutes of September 19, 2022.

MOTION: Member Young made a motion to approve the minutes as presented, Secretary Hesley 2nd the motion. Motion passed by unanimous vote of aye.

4. Deliberate and act on a request for a Conditional Use Permit to allow the use of a manufactured home on the property, while the property owners rebuild their home that was recently burned located at 157 Kluge Tr; also known as McCombs, Lot 55 & 56, part of each, being 3.494 acres, City of Rockport, Aransas County, Texas; currently zoned R-1 (1st Single Family Dwelling District).

Director Mike Donoho spoke
Community Planner Carey Dietrich spoke
Richard Kretschmann spoke

After brief discussion Chair Davis asked if there were any other questions or comments, there being none, Chair Davis asked for a motion.

MOTION:

Member Hesley made the motion to recommend to City Council approval of the Conditional Use Permit for one-year with the possibility of an extension if sufficient progress has been made on the replacement of the residential dwelling. Member Blasek 2nd the motion. Motion passed by unanimous vote of aye

5. Discussion, consideration and action regarding the process for conducting public hearings as per Section 118-26 of the Rockport Code of Ordinances.

After brief discussion, Member Young made a motion to recommend to City Council to conduct Public Hearings separately. Member Hesley 2nd motion. Motion passed by unanimous vote of aye.

6. Adjournment 6:02p.m.

Prepared by:


Belinda Garcia, Assistant to Director

Approved by:


Ruth Davis, Chair


Kim Hesley, Secretary

SIGN IN SHEET

Planning & Zoning Commission Meeting

10/17/2022 @ 5:30 PM

Printed Name

Signature

THOMAS J. BLAZEK

Thomas Blazek

RUTH DAVIS

Ruth Davis

Kim Hesley

Kim Hesley

Eric Young

Eric Young

PLANNING AND ZONING COMMISSION MINUTES

On this the 6th day of June 2022, the Planning and Zoning Commission held a Meeting at 5:30 p.m., at Rockport Service Center, 2751 SH 35 Bypass, Rockport, Texas and notice of meeting giving time, date and subject having been posted as described in V.T.C.A., Government Code § 551.041.

Members Present

Ruth Davis – Chair
Warren Hassinger – Vice Chairman
Kim Hesley – Secretary
Tom Blazek
Ric Young

Members Absent

W Kent Howard (EX)

Staff Members Present

Mike Donoho, Director
Carey Dietrich, Community Planner
Mary Bellinger, Assistant to Director
Belinda Garcia, Clerk
Brad Brundrett, Council Liaison

Guest(s) Present

Five (5)

Open Meeting

1. Meeting called to order at 5:30 p.m.

Regular Agenda

2. Deliberate and act on approval of the regular meeting minutes of May 16, 2022

Chair Davis asked for a motion to approve the April 4, 2022, April 18, 2022, and May 2, 2022, meeting minutes.

MOTION:

Vice Chairman Hassinger moved to approve the May 16, 2022; minutes as presented. Secretary Hesley seconded the motion. All voted in favor, motion carried.

3. Deliberate and act on an Amended Phase II Final Plat submitted by Staudt Investment Properties, LLC, also known as Kokomo Phase II Final Plat, filed for record under Clerk's File No. 391483. Volume 7, page 224 of the Real Property Records of Aransas County on property located at 2202 FM 3036 otherwise known as 62.86 acres of land out of the J.W.

Paup Survey, A-179, being Tract II, Deed Record No. 271686 out of George w. Taggert III Trustee 1108.79 acres, Volume 248. Pages 363-426, City of Rockport, Aransas County, Texas, which was originally approve by Planning & Zoning Commission on April 19, 2021, with a revision being approved on March 7, 2022.

County Surveyor Elizabeth Brundrett spoke
Community Planner Carey Dietrich spoke

After brief discussion Chair Davis asked if there were any other questions or comments? Hearing none, Chair Davis asked for a motion.

MOTION:

Vice Chairman Hassinger moved to accept an Amended Phase II Final Plat submitted by Staudt Investment Properties, LLC, also known as Kokomo Phase II Final Plat, to include a ten (10) foot rear set-back variance on property located at 2202 FM 3036, Member Blazek seconded the motion. With all voting in favor, motion carried, unanimously.

4. Deliberate and act on a Replat of Lots 4, 5, 26, 27, 28, and 29, Block "B", Andrews Subdivision, also known as 904 HWY 35 S, 912 HWY 35 S, 916 HWY 35 S, and 907 Young St, Rockport Aransas County, Texas, submitted by Christopher and Karra Crowley.

County surveyor Elizabeth Brundrett spoke

After brief discussion Chair Davis asked if there were any other questions or comments? Hearing none, Chair Davis asked for a motion.

MOTION:

Vice Chairman Hassinger moved to approve a Replat of Lots 4, 5, 26, 27, 28, and 29, Block "B", Andrews Subdivision, also known as 904 HWY 35 S, 912 HWY 35 S, 916 HWY 35 S, and 907 Young St. Member Young seconded the motion. With all voting in favor, motion carried, unanimously.

5. Adjournment

There being no further business, Chair Davis adjourned the meeting at approximately 5:50 pm.

Prepared by:

Mary Bellinger, Assistant to Director

Approved by:

Ruth Davis, Chair

Kim Hesley, Secretary