



**CITY OF MISSOURI CITY
PLANNING AND ZONING COMMISSION AGENDA**

Notice is hereby given of a meeting of the Planning and Zoning Commission of the City of Missouri City to be held on **May 12, 2021 at 7:00 p.m. at City Hall, Community Center**, 1522 Texas Parkway, Missouri City, Texas, for the purpose of considering the following agenda items. All agenda items are subject to action. The Planning and Zoning Commission reserves the right to meet in a closed session on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

NOTICE REGARDING PUBLIC PARTICIPATION

Due to the COVID 19 Disaster and the Centers for Disease Control's recommendation regarding social distancing measures, the public will not be allowed to be physically present at this meeting.

This meeting will be available to members of the public and allow for two-way communications for those desiring to participate. Any person interested in speaking on any item on the agenda must notify the City by one of the following methods before 4:00 p.m. on the day of the Planning and Zoning Commission meeting:

1. Email or call the Planning Division at planning@missouricitytx.gov or 281-403-8541; or,
2. Submit a "Public Comment Form" to the Planning and Zoning Commission from the following webpage: <https://bit.ly/39pw73Q>. (Search "Submit Public Comment Form" at www.missouricitytx.gov)

The request must include the speaker's name, address, email address, phone number and the agenda item number.

To livestream the meeting, the public may access the following link:
<https://www.missouricitytx.gov/780/MCTV>.

To access the meeting agenda packet in PDF format, the public may access the following link:
<https://www.missouricitytx.gov/381/Planning-Zoning>.

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1. **CALL TO ORDER**
 2. **ROLL CALL**
 3. **READING OF MINUTES**
 - A. Consider approving the minutes of the April 14, 2021 Planning and Zoning Commission Meeting.
 4. **REPORTS**
 - A. **COMMISSION REPORTS**
 - (1) Chairman of the Planning and Zoning Commission
 - (2) Planning and Zoning Commissioners

B. STAFF REPORTS

- (1) Development Services
 - a. Director of Development Services
- (2) Engineering
 - a. Assistant City Engineer

5. PUBLIC COMMENT

This is an opportunity for the public to address the Planning and Zoning Commission on items/concerns not on the agenda. Public comments shall be limited to three (3) minutes per individual and to ten (10) minutes per subject. Public comments may address items that are not on the agenda.

6. PLATS

A. CONSENT AGENDA

All consent agenda items are considered routine by the Planning and Zoning Commission and will be enacted by one motion. Each item will be approved as recommended in the corresponding staff report, which includes conditional approvals for plats. There will be no separate discussion of these items unless a Commissioner or Applicant so requests; in which event, the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda. Information concerning consent agenda items is available for public review.

- (1) Consider an application for a preliminary plat for Industrial Business Park At Pike And Gessner
- (2) Consider an application for a preliminary plat for Sienna Parkway Section 5 Street Dedication
- (3) Consider an application for a preliminary plat for Heritage Park Drive Phase 4 and Waters Lake Boulevard Phase 4 Street Dedication
- (4) Consider an application for a final plat for Greens Landing
- (5) Consider an application for a final plat for Himcimcin of Swan Isle

7. ZONING MAP AMENDMENTS

A. PLANNED DEVELOPMENT DISTRICT

- (1) To receive comments for or against a request by Iraq Alaradi, Dang La Architecture (DLA), to zone an approximate 0.67 acre tract of land to PD, Planned Development District to allow for the development of a lease space building and to consider flexibility in regulations to allow for such development; and to the extent such zoning deviates from the Future Land Use and Character map of the Comprehensive Plan, to provide for an amendment therefrom.

- (2) Consider a final report and recommendation on item 7.A.(1)

B. PLANNED DEVELOPMENT DISTRICT

- (1) To receive comments for or against a request by Katy Harris, LJA Engineering to zone an approximate 19.39 acre tract of land to PD, Planned Development District to allow for the development of a horizontal multifamily project; and to the extent such zoning deviates from the Future Land Use and Character map of the Comprehensive Plan, to provide for an amendment therefrom.

- (2) Consider a final report and recommendation on item 7.B.(1)

8. ZONING TEXT AMENDMENTS

None.

9. OTHER MATTERS WITHIN THE JURISDICTION OF THE COMMISSION OR THE CAPITAL IMPROVEMENTS ADVISORY COMMITTEE

None.

10. CLOSED EXECUTIVE SESSION

The Planning and Zoning Commission may go into Executive Session regarding any item posted on the Agenda as authorized by Chapter 551 of the Texas Government Code.

11. RECONVENE

Reconvene into Regular Session and Consider Action, if any, on items discussed in executive session.

12. ADJOURN

In compliance with the Americans with Disabilities Act, the City of Missouri City will provide reasonable accommodations for persons attending Planning and Zoning Commission meetings. To better serve you, requests should be received 24 hours prior to the meetings. Please contact the Development Services Department at 281-403-8541.

CERTIFICATION

I certify that a copy of the May 12, 2021 agenda of items to be considered by the Planning and Zoning Commission was posted in a place convenient to the public in compliance with Chapter 551 of the Texas Government Code on May 7, 2021.

Egima Edwards
Planning Technician