



College Station ~
Embracing the Past, Exploring the Future

MINUTES
Regular Meeting
Planning and Zoning Commission
Thursday, April 1, 2004, at 7:00 p.m.
Council Chambers, College Station City Hall
1101 Texas Avenue
College Station, Texas

COMMISSIONERS PRESENT: Chairman Shafer, Commissioners Davis, Reynolds, Williams, Trapani, and Hall.

COMMISSIONERS ABSENT: White.

CITY COUNCIL MEMBERS PRESENT: Hazen.

CITY STAFF PRESENT: City Planner Kee, Development Manager Ruiz, Assistant Development Manager George, Senior Planner Fletcher, Staff Planners Reeves and Prochazka, Mapping Technician Griffin, Graduate Civil Engineers Thompson and Cotter, Assistant City Manager Brown, Assistant City Attorney Nemcik, Economic Development Director Foutz, Action Center Representative Kelly, and Staff Assistant Hazlett.

Chairman Shafer called the meeting to order at 7:00 P.M.

8. Public hearing, discussion and possible action to consider amendments to the Land Use Plan to update the City of College Station's Comprehensive Plan, generally described by the following: (04-64)

- Intersection of Raymond Stotzer Parkway (FM60) and Kemp Road in the ETJ
 - Remove Retail Neighborhood and Institutional designations
- Chimney Hill Drive between Arguello Drive and Hearthstone Circle
 - Replace Retail Regional with Single-family Residential Medium Density
- Southwest corner of Texas Avenue and Park Place
 - Replace Institutional with Retail Regional
- Northeast corner of Texas Avenue and Holleman Drive
 - Replace WPC District with Retail Regional
- Southeast corner of Holleman Drive and Dartmouth Drive
 - Replace Residential Attached with WPC District
- In the vicinity of Harvey Mitchell Parkway (FM2818) and Dowling Road
 - Replace TAMU with Industrial R&D
 - Remove Wellborn Corridor Study and replace with Industrial R&D
 - Replace Institutional with Single-family Residential Low Density
- Northwest corner of Graham and Victoria roads
 - Replace Retail Neighborhood with Industrial R&D
- In the vicinity of Victoria Road and Vienna Drive
 - Remove Neighborhood Retail and Institutional and replace with Single-family Residential Medium Density
- Marta Street at Frederick Court
 - Remove Neighborhood Retail and replace with Single-family Residential Medium Density
- End of Victoria Avenue and end of Westfield Drive
 - Remove Single-family Residential Medium Density and replace with Park
- In the vicinity of Graham Road and Westfield Drive
 - Remove "floating" Institutional and replacing with Single-family Residential Medium Density

- Remove Single-family Residential Medium Density and replace with Institutional on Cypress Grove Intermediate School site and additional CSISD property
- Northwest corner of Barron Road and Newport Lane
 - Remove "floating" Institutional and replacing with Single-family Residential Medium Density
- Southeast corner of Greens Prairie Road and Lakeway Drive
 - Remove Institutional and replace with Office and Single-family Residential Low Density
- Southeast corner of Lakeway Drive and Parkview Drive
 - Remove Single-family Residential Medium Density and replace with Institutional and Park

Senior Planner Fletcher presented the Staff Report, explaining that the purpose of this item is to reflect current conditions and correct mapping mistakes that may occur. These changes are considered generally administrative in nature. He presented a series of slides of the 7 areas to be considered as well as the proposed action to be taken. He reported that all property owners were notified by mail of the proposed amendments.

Various items were briefly discussed.

Chairman Shafer opened the public hearing.

David White, a property owner in the area, made a few comments, speaking in favor of the city's proposal.

Chairman Shafer closed the public hearing.

Commissioner Trapani motioned to approve the amendments. Commissioner Reynolds seconded the motion which carried by a vote of 6-0.

FOR: Shafer, Trapani, Reynolds, Hall, Davis, and Williams.

AGAINST: None.

ABSENT: White.