



College Station ~
Embracing the Past, Exploring the Future

MINUTES

Regular Meeting

Planning and Zoning Commission

Thursday, May 6, 2004, at 7:30 p.m.
Council Chambers, College Station City Hall
1101 Texas Avenue
College Station, Texas

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

COMMISSIONERS ABSENT: None.

COUNCIL MEMBERS PRESENT: Maloney.

CITY STAFF PRESENT: Economic Development Director Foutz, City Planner Kee, Development Manager Ruiz, Assistant Development Manager George, Graduate Civil Engineers Cotter and Thompson, Staff Planners Prochazka, Reeves, and Hitchcock, Senior Planner Fletcher, Transportation Planner Fogle, Assistant City Attorney Nemicik, Action Center Representative Kelley, and Staff Assistant Hazlett.

8. **Public hearing, discussion, and possible action on a Rezoning for 58.13 acres, generally located east of Arrington Road, north of the College Station City limits, and west of State Highway 6, from A-O Agricultural Open to C-1 General Commercial. This is a City initiated rezoning. (04-64)**

Staff Planner Prochazka presented the Staff Report, stating that at the February 26, 2004 City Council meeting, Council directed City staff to initiate rezoning of the subject property to conform to the amendment to the Land Use Plan that was approved for the area. After evaluating the potential for both C-1 and C-2 on the individual property for this request, Staff is recommending C-1 as the less intense zoning district. If there is a market demand for C-2 on specific properties, then petitions for those will be evaluated when they are submitted. She added that the Aggieldand Readymix Company is planning to submit a C-2 zoning application at a later time. Ms. Prochazka reported that a property owners meeting was held on April 19, 2004 to receive input on the rezoning and that Aggieldand Readymix Company was the only property owner that attended the meeting.

Rezoning fees and the approximate time frame for the proposed rezoning on the Aggieldand Readymix Company property was clarified.

Chairman Shafer opened the public hearing. Since no one spoke, Chairman Shafer closed the public hearing.

Commissioner Trapani motioned to approve the rezoning. Commissioner White seconded the motion, which carried 7-0.

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

AGAINST: None.