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Commissioner District

**MINUTES OF THE REGULAR MEETING OF THE
LA PORTE PLANNING AND ZONING COMMISSION
SEPTEMBER 15, 2022**

The Planning and Zoning Commission of the City of La Porte met in a regular meeting on Thursday, September 15, 2022, 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: Chairman Hal Lawler, Commissioners Joe Mock, Mark Follis, Donna O'Conner, Richard Warren, Nancy Ojeda, and Victor Peres.

Commissioners absent: Commissioners Walters and Allen.

City Staff present: Ian Clowes, City Planner; Clayton Price, Planning Technician; Teresa Evans, Planning and Development Director; Clark Askins, Assistant City Attorney; Matt Daeumer, Assistant City Manager.

1. **CALL TO ORDER** – Chairman Lawler called the meeting to order at 6:00 PM.

2. **ROLL CALL OF MEMBERS:** – Commissioners Walters and Allen were absent.

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

a. Approve the minutes of the meeting held on August 18, 2022.

Commissioner O'Conner moved to approve the meeting minutes; the motion was adopted, 7-0.

4. **ZONE CHANGE REQUEST #22-92000012:** The Commission will hold a public hearing on Zone Change Request #22- 92000012, pursuant to an application from the City of La Porte, applicant, for approval of a zone change from General Commercial (GC) to Low Density Residential (R-1), for a 3.25-acre tract of land located between W. Fairmont and I St. along S. 2nd and S. 3rd streets; legally described as Lots 23-32, Block 1777 and Lots 1-13, 20-32, and the northern 17 feet of lots 14 and 19, Town of La Porte, Harris County, Texas

This item was pulled from consideration by staff and was not heard by the Commission.

5. **SCUP REQUEST #22-91000006:** The Commission will hold a public hearing on SCUP Request #22-91000006, pursuant to an application from Aldo Hernandez of Prologis, applicant, on behalf of Rebecca Hoffman of Union Pacific Railroad, owner, for approval of a SCUP to allow for merchant wholesale trade uses in buildings that exceed 40,000 square feet and on a site in excess of five (5) acres, to locate on a 52.405-acre tract of land, legally described as Lots 904, 905, 906, 909, 910, 911, 918, 919, 920 & Tracts 907, 908, 921 La Porte Outlots; Tracts 4, 4E, 4F Abstract 5 Brinson; Tract 2 Abstract 5 Brinson; Harris County, Texas.

The hearing was opened at 6:01 PM. City Planner Ian Clowes presented the request and provided background information.

Applicant _____ went over their proposal and discussed the truck count analysis that was conducted in order to determine possible impacts the development may have on the surrounding area.

6. ADJOURN PUBLIC HEARING: 6:39

Commissioner O'Conner moved to recommend denial of SCUP Request #22-91000006 as presented; the motion was adopted, 7-0 and the item was recommended for denial.

7. DISCUSSION ITEMS:

a. Chapter 106 Subcommittee

City Planner, Ian Clowes, provided an update on staff progress regarding the 106 review. The commission went over the proposed amendments and instructed staff to continue with the public hearings.

b. Comprehensive Plan Update

Director, Teresa Evans, provided an update on recent activities for the Comprehensive Plan Update.

c. Next Regular Meeting – October 13, 2022

ADJOURN: Commissioner O'Conner made the motion to adjourn at 7:27 PM; the motion was adopted 8-0.



Hal Lawler, Planning and Zoning Commission Chairman



Ian Clowes, City Planner