



**PLANNING AND ZONING COMMISSION
NOTICE OF REGULAR MEETING
THURSDAY, OCTOBER 21, 2021 AT 6:00 P.M.**

For city information visit www.seabrooktx.gov
For SH 146 updates visit www.sh146.com

NOTICE IS HEREBY GIVEN THAT THE SEABROOK PLANNING AND ZONING COMMISSION WILL MEET ON **THURSDAY, OCTOBER 21, 2021 AT 6:00 PM** IN THE CITY HALL COUNCIL CHAMBERS, 1700 1ST STREET, TO DISCUSS, CONSIDER, AND IF APPROPRIATE, TAKE ACTION WITH RESPECT TO THE ITEMS LISTED BELOW. ALTHOUGH THIS IS NOT A SEABROOK CITY COUNCIL MEETING, MEMBERS OF THIS BODY MAY ATTEND AND A QUORUM OF THIS BODY MAY BE PRESENT.

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR OTHER ACCOMMODATIONS OR INTERPRETIVE SERVICES, MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT (281) 291-5663 OR CITYSEC@SEABROOKTX.GOV FOR FURTHER INFORMATION.

MEMBERS OF THE PUBLIC MAY ACCESS THE AGENDA AT WWW.SEABROOKTX.GOV/AGENDACENTER TO VIEW AGENDA AND ATTACHMENTS.

1.0 PUBLIC COMMENTS AND ANNOUNCEMENTS

At this time, we would like to listen to any member of the audience on any subject matter, whether or not that item is on the agenda. All comments are limited to a maximum of four minutes for each speaker, shall be limited to city business or city-related business or matters of general public interest, and shall not include any personal attacks. In accordance with the Open Meetings Act, members may not discuss or take action on any item that has not been posted on the agenda. Names of those registered to speak will be called in the order in which they registered. When your name is called, please state your name and address clearly before making your comments. Thank you.

2.0 NEW BUSINESS

2.1 CONSIDER AND TAKE ALL APPROPRIATE ACTION ON THE REQUEST TO AMEND THE CODE OF THE CITY OF SEABROOK APPENDIX A, "COMPREHENSIVE ZONING", ARTICLE 1, "IN GENERAL" SECTION 1.10 "DEFINITIONS", BY CREATING A DEFINITION FOR "MUSIC VENUE"; AND CONSIDER AMENDING THE CODE OF THE CITY OF SEABROOK APPENDIX A, "COMPREHENSIVE ZONING", ARTICLE 3, "ESTABLISHMENT OF ZONING DISTRICTS AND ASSOCIATED REGULATIONS", SECTION 3.15 "COMPREHENSIVE LAND USE REGULATION MATRIX", BY ADDING "MUSIC VENUE" TO TABLE 3-A "USES PERMITTED BY RIGHT AND CONDITIONAL USES", DETERMINING PERMITTED USE BY CONDITION OR BY RIGHT WITHIN THE "LAND USE ACTIVITY"; AND CONSIDER AMENDING THE CODE OF THE CITY OF SEABROOK APPENDIX A, "COMPREHENSIVE ZONING", ARTICLE 5, "OFF-STREET PARKING, LOADING, INGRESS, AND EGRESS", SECTION 5.04 "COMPREHENSIVE PARKING REGULATION MATRIX", TABLE 5-C "REQUIRED PARKING SPACES BY LAND USE CATEGORY" BY ADDING "MUSIC VENUE", AND CREATING NEW ASSOCIATED PARKING REGULATIONS.

ATTACHMENT 1: [Agenda Briefing & presentation](#)

3.0 ROUTINE BUSINESS

3.1 Approve the minutes from the September 16, 2021 regular P&Z meeting.

ATTACHMENT 2: [September 16, 2021 Minutes](#)

3.2 Report from the Director of Planning and Community Development on status update of City projects.

ATTACHMENT 3: [City projects](#)

3.3 Update on Livable Centers Study.

3.4 Report from the Director of Planning and Community Development on the status of a list of actions taken by Planning & Zoning and sent to City Council for its action or review.

ATTACHMENT 4: [Directors Report](#)

3.5 Establish future agenda items and meeting dates.

ATTACHMENT 5: [Future Agenda Items & Meeting Dates](#)

THE PLANNING & ZONING COMMISSION RESERVES THE RIGHT TO HEAR ANY OF THE ABOVE DESCRIBED AGENDA ITEMS THAT QUALIFY FOR AN EXECUTIVE SESSION IN AN EXECUTIVE SESSION BY PUBLICLY ANNOUNCING THE APPLICABLE SECTION NUMBER OF THE OPEN MEETINGS ACT (CHAPTER 551 OF THE TEXAS GOVERNMENT CODE) THAT JUSTIFIES EXECUTIVE SESSION TREATMENT.

CERTIFICATE

I certify that this notice was posted on the bulletin board at Seabrook City Hall on or before 5:00 p.m. Monday, October 18, 2021 and that it will remain posted until the meeting has ended.

Pat Patel

Pat Patel,
Administrative Assistant