

MINUTES

Planning and Zoning Commission
November 9, 2020

STATE OF TEXAS §
COUNTIES OF ARANSAS §
SAN PATRICIO AND NUECES §
CITY OF ARANSAS PASS §

A Regular Meeting of the Planning and Zoning Commission was held on Monday, October 12, 2020 in the Aransas Pass City Hall, 600 W. Cleveland, Aransas Pass, Texas. A notice of the meeting was posted 72 hours in advance in accordance with Section 551, of the Texas Government Code. Chairman Randall Freeze and Board Members Richard “Sandy” Kubek, Lisa Barker, Elizabeth Dorris, Carol Salinas, Myron Schroeder, Rebecca Sparks, and Rene Thakor were present.

1. CALL TO ORDER

Chairman Freeze verified that a quorum was present and called the meeting to order at 5:15 pm.

2. APPROVAL OF MINUTES

A motion was made by Board Member Kubek to approve the September 15, 2020 and October 12, 2020 regular Meeting minutes, seconded by Board Member Barker, and the motion passed unanimously.

3. PUBLIC HEARINGS

There were no Public Hearing items.

4. DISCUSSION ITEM(S):

4.1 Parking in Unimproved Areas

Mr. Osei Amo-Mensah, City Planner discussed a recent concern from citizen, Elizabeth Wilburn, 216 N. McCampbell regarding the large amount of vehicles parked on residential property. She inquired on whether the city had an ordinance in place limiting the number of vehicles parking in a single-family property, and Mr. Mensah stated that the Zoning Ordinance does not specify a maximum number of vehicles, but rather a minimum number of two.

Mr. Mensah stated that Code Enforcement states that if the vehicle is licensed and in good condition, it has the right to be on the property. Chairman Freeze stated that if it is not a safety issue or obstructing vision it is their property. Board Member Thakor asked if the concern was that they were impeding on other property owners, and Mr. Mensah responded the concern was that it is creating an eyesore in the neighborhood.

Mr. Mensah referred to Section 12 of the Zoning Ordinance - Off-Street Parking Requirements, -301 and stated it reads as follows: No required off-street parking space shall be located in the required front yard in any single family, duplex, A-1, A-2, or AG District. Board Member Barker asked if the concern is that the area is not paved, and Mr. Mensah stated that the concern is total number of vehicles as well as it being paved.

There was a consensus from the board to not place a limit on the total number of vehicles and to leave as is.

5. COMPREHENSIVE PLAN REVIEW:

5.I Capital Improvement Program - Chapter 9: 9.4, Impact of Projects on Protected Classes and 9.5, Ten-Year Capital needs Prioritization

Mr. Mensah provided a brief overview of Sections 9.4 and 9.5 of the Comprehensive Plan. He stated that Section 9.4 provides an overview of recommended improvements for the next 10 years. He then discussed water, wastewater, street, and park and recreation projects. Mr. Mensah then referred to Section 9.5 and stated that this section relates to proposed capital improvements for 2018-2022.

6. ITEMS TO BE SCHEDULED ON NEXT AGENDA:

Mr. Mensah informed the board that the following two items will be placed on the next regular meeting agenda.

6.I Case No. 2020-17, a street renaming request by Bill Denton to change a portion of Oak Lane (County Road 1838) to Allen Samuels Lane between North Avenue A and State Highway 35, being approximately 403 feet stretch of road in Aransas Pass, Texas.

6.II Case No. 2012-18, a street renaming request initiated by City of Aransas Pass to change a portion of Allen Boulevard to Bill Haines Way beginning at the intersection of Turnbough Avenue and Allen Boulevard up to the Conn Brown Harbor Parking Lot, being approximately 2,421.3 feet stretch of road in Aransas Pass, Texas.

7. DIRECTOR'S REPORT:

Before adjournment, Mr. Mensah introduced new employee Laura Harris, Planning Technician

8. ADJOURNMENT:

There being no further business to come before the board, Chairman Freeze declared the meeting adjourned at 6:02 pm.

Randall Freeze, Chairman

Approved on: _____