

**PUBLIC HEARING NOTICE
SEABROOK PLANNING & ZONING COMMISSION
THURSDAY, SEPTEMBER 19, 2019 – 6:00 P.M.**

NOTICE IS HEREBY GIVEN THAT THE PLANNING AND ZONING COMMISSION OF THE CITY OF SEABROOK WILL HOLD A PUBLIC HEARING ON **THURSDAY, SEPTEMBER 19, 2019** AT 6:00 P.M. IN SEABROOK CITY HALL, 1700 FIRST STREET, SEABROOK, TEXAS, COUNCIL CHAMBERS TO DISCUSS THE AGENDA ITEMS LISTED BELOW.

THIS HEARING IS OPEN TO THE PUBLIC AND EVERYONE ATTENDING WILL HAVE THE OPPORTUNITY TO SPEAK FOR OR AGAINST THESE REQUESTS IN ACCORDANCE WITH THE PROCEDURES OF THE COMMISSION. ALL REQUIRED DOCUMENTS REGARDING THESE REQUESTS ARE AVAILABLE FOR REVIEW AT CITY HALL IN THE COMMUNITY DEVELOPMENT DEPARTMENT WEEKDAYS FROM 8:00 A.M. TO 5:00 P.M. PLEASE CALL (281) 291-5600 IF YOU HAVE QUESTIONS.

SPECIFIC PUBLIC HEARINGS

- 1. Request to change the zoning classification of land described below from the current classification of R-2 (Single-Family Detached Residential (Small Lots) to 146-M (SH 146 Main Commercial District).**

Owner: Jason Morman, P.O. Box 188, Seabrook, Texas 77586

Legal Description: Seabrook Island, Section 4, Reserve C, being a 10.3586 Acre Tract situated in Abstract 52 in the Ritson Morris Survey, Harris County Texas. This property is located east of Palm Bay Circle, south of Scenic Shore Drive, and immediately west of State Highway 146.

CERTIFICATE

I certify that this notice was posted on the bulletin board at Seabrook City Hall on or before Thursday, August 29, 2019 on or before 5:00 p.m. and that it will remain posted until after completion of the hearing.

/s/ Pat Patel
Administrative Assistant

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SPECIFIC PUBLIC HEARINGS

1. Request for approval for the Oak Alley Estates Subdivision Preliminary Plat.

Applicant: Dale L. Hardy, RPLS, 200 Houston Avenue, Suite B, League City, TX 77573

Owner: Stampley Enterprises, LLC, 4104 NASA Parkway, Seabrook, TX 77586

Legal Description: All of that certain 2.53 acre (110,058 Square Feet) tract of land, situated in the Ritson Morris Survey, Abstract Number 52, City of Seabrook, Harris County, Texas, more particularly described as a part of Tract Twenty –six (26), and all of Tract Twenty-seven (27), of the Savings & Loan Company’s Subdivision, according to the map or plat thereof recorded in Volume 3, Page 71 of the Harris County Map Records; same being all of those tracts of land conveyed to Stampley Enterprises LLC, as found of record under Clerk’s File Numbers RP-2018-319237, RP-2018-379392 and RP-2019-4151 in the Official Public Records of Harris County, Texas.

Location: This property is located north of E. Meyer Avenue, west of N. Meyer Avenue and east of Lake Mija.

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SPECIFIC PUBLIC HEARING

- 1. Conduct a Public Hearing on a request to amend the Code of Ordinance of the City of Seabrook, Appendix A, “Comprehensive Zoning”, Article 5, “Off-Street Parking, Loading, Ingress and Egress”, Section 5.05 “Comprehensive Parking Regulation Matrix”, Table 5-C “Required Parking Spaces by Land Use Category” by adding “Restaurant-Fast Food” and creating new associated regulations.**
- 2. Conduct a Public Hearing on a request to amend the Code of Ordinance of the City of Seabrook, Appendix A, “Comprehensive Zoning”, Article 5, “Off-Street Parking, Loading, Ingress and Egress”, Section 5.05 “Comprehensive Parking Regulation Matrix”, Table 5-C “Required Parking Spaces by Land Use Category” by creating new associated regulations for a “Restaurant” Use.**
- 3. Conduct a Public Hearing on a request to amend the Code of Ordinance of the City of Seabrook, Appendix A, “Comprehensive Zoning”, Article 1, “In General”, Section 1.10 “Definitions”, by creating a definition for “Restaurant- Fast Food”.**
- 4. Conduct a Public Hearing on a request to amend the Code of Ordinance of the City of Seabrook, Appendix A, “Comprehensive Zoning”, Article 1, “In General”, Section 1.10 “Definitions”, by creating a new definition for “Restaurant means”.**

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/s/ Pat Patel
Administrative Assistant