



**AGENDA
PUBLIC HEARING
FREEPORT PLANNING COMMISSION
MONDAY, DECEMBER 5, 2022, at 5:00 P.M.**

Planning Commission

Members:

Eric Hayes Pam Dancy
Jim Saccamano Karla Clark Andrew H. Dill

THE CITY PLANNING COMMISSION OF THE CITY OF FREEPORT, TEXAS, WILL MEET ON MONDAY, THE 5TH DAY OF DECEMBER 2022 AT 5:00 P.M., AT THE FREEPORT POLICE DEPARTMENT, MUNICIPAL COURT ROOM, 430 NORTH BRAZOSPORT BOULEVARD, FREEPORT TEXAS FOR THE FOLLOWING PURPOSES:

This meeting will be live streamed via Facebook Live and may be accessed on the City of Freeport Facebook page: <https://www.facebook.com/freeporttexas>

THE MEETING IS BEING HELD FOR THE FOLLOWING PURPOSES:

CALL TO ORDER: *The Chairperson will call the meeting to order, declare a quorum if present, and declare notices legally posted pursuant to Open Meetings Act.*

- **INVOCATION:** (Planning Commission Member)
- **PLEDGE OF ALLEGIANCE:** (Planning Commission Member)

CITIZENS' COMMENTS:

Members of the public are allowed to address the Planning Commission at this time, and must include name and address. *Note*, specific factual information or a recitation of existing policy may be furnished in response to an inquiry made, but any deliberation, discussion, or decision with respect to any subject about which the inquiry was made shall be limited to a proposal to place such subject on the agenda for a subsequent meeting for which notice is provided in compliance with the Texas Open meetings Act unless said notice appears herein. The public is reminded that there is a (4) minute time limit as approved by City Council on June 21, 2010.

1. **Public Hearing:** Public Hearing on changes to the zoning ordinance 1) Changes to Land Use Regulations affecting the Downtown District zoning classification to allow for residential use on the first floor, 2) amending regulations to allow for existing housing to retain legal non-conformance in case of property destruction, and 3) allowing for Hotel and Motel use in the downtown zoning district under a limited use classification.
2. Consideration and Possible Action on Ordinance 2022-2681, Amending sections 155.401 – LAND USE TABLE, Specifically Table 155.401-1, PERMITTED USES BY DISTRICT, by adding all “HOUSEHOLD LIVING” residential uses as “SPECIFIC USE” (SYMBOL “S”) to the Downtown District (SYMBOL “DT”).
3. Consideration and Possible Action on Ordinance 2022-2682, Amending the City of Freeport Zoning Ordinance by amending Section 155.901(E)(3) EFFECT OF DESTRUCTION to except presidential structures permitted in the Downtown District from this provision.
4. Consideration and Possible Action on Ordinance 2022-2683, Amending the City of Freeport zoning ordinance by amending Sections 155.401 – LAND USE TABLE, specifically Table 155.401-1, PERMITTED USES BY DISTRICT, by revising the hotel or motel use in the “OVERNIGHT ACCOMMODATIONS” category that is allowed in the Downtown District (SYMBOL “DT”) by permitting only “LIMITED USE” (SYMBOL “L”) for such use; and by adding a new Section 155.402(C)(2), providing parking standards for hotel or motel development to the limited use standards.

ADJOURNMENT:

5. Adjourn.

Items not necessarily discussed in the order they appear on the agenda. The Planning and Zoning Board at its discretion may take action on any or all the items as listed. This notice is posted pursuant to the Texas Open Meeting Act. (Chapter 551, Government Code).

ACCESSIBILITY STATEMENT This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary’s Office at (979) 233-3526.

CERTIFICATE I certify the foregoing notice was posted in the official glass case at the rear door of the City Hall, with 24 hours a day public access, 200 West 2nd Street, Freeport Texas, in accordance with requirements of Open Meetings Act.

Yvette Ruiz

Yvette Ruiz
Planning / Zoning Coordinator
City of Freeport, Texas