



**PRELIMINARY REPORT**  
OF THE REGULARLY SCHEDULED MEETING OF  
THE PLANNING & ZONING COMMISSION  
JULY 9, 2018 AT 5:15 PM  
600 W. CLEVELAND BLVD. | ARANSAS PASS, TX 78336

In accordance with the Texas Local Government Code, Chapter 211, Section 211.007(b), which states:

“The zoning commission shall make a preliminary report and hold public hearings on that report before submitting a final report to the governing body. The governing body may not hold a public hearing until it receives the final report of the zoning commission unless the governing body by ordinance provides that a public hearing is to be held, after the notice required by Section 211.006(a), jointly with a public hearing required to be held by the zoning commission. In either case, the governing body may not take action on the matter until it receives the final report of the zoning commission.”

**COMMISSIONERS:**

Randall Freeze, Chairperson  
Richard (Sandy) Kubek, Vice Chairperson  
Lisa Barker  
*Elizabeth Dorris, absent*  
*Pat Fenton, absent*  
Carol Salinas  
*Kathleen Sweatt, absent*  
Cynthia Vasquez

**STAFF:**

Gary Edwards, City Manager  
Fernando Quintanilla, Director of  
Public Works and Development  
Services  
Katherine Comeaux, Superintendent  
of Planning

**FIVE COMMISSIONERS IN ATTENDANCE, MEETING QUORUM REQUIREMENTS**

**PUBLIC HEARING AGENDA ITEMS**

- A. Proposed replat of a portion of Tract 1, Block 204, Burton & Danforth Subdivision into Lots 1-11, Block 204, Nelson Park Subdivision in Aransas Pass, San Patricio County.

**PLANNING & ZONING COMMISSION VOTED UNANIMOUSLY TO  
RECOMMEND APPROVAL**

- B. The request of James Andrew for a Conditional Use Permit to operate a cabinet and woodwork shop at 333 South Commercial Street in a CA Zoning District.

**PLANNING & ZONING COMMISSION VOTED UNANIMOUSLY TO RECOMMEND APPROVAL**

- C. An amendment to the City of Aransas Pass Zoning Ordinance, Part I, Section 4-111 and Part III, Section 11-MH, "MH" Manufactured Home District; providing regulations for single-family lots.

**PLANNING & ZONING COMMISSION VOTED UNANIMOUSLY TO RECOMMEND APPROVAL**

- D. An amendment to the City of Aransas Pass, Part IV, Section 14-Creation of a Building Site, amending requirements for platting prior to development.

**PLANNING & ZONING COMMISSION VOTED UNANIMOUSLY TO RECOMMEND APPROVAL**

PREPARED FOR THE MAYOR AND CITY COUNCIL OF THE CITY OF ARANSAS  
PASS ON JULY 10, 2018  
BY KATHERINE A. COMEAUX, SUPERINTENDENT OF PLANNING