



AGENDA ITEM SUMMARY FORM

MEETING DATE: December 1, 2022

PREPARED BY: Otis T. Spriggs, AICP, Development Services Director

AGENDA CONTENT: Presentation, discussion, and possible comment on a potential Rezoning Request, for a potential industrial development site located on 15.482 vacant acres on the North side of Hwy. 220, east of Shanks Road, for property currently zoned PD District. No action is required.

AGENDA ITEM SECTION: Regular Agenda

BUDGETED AMOUNT: None

FUNDS REQUESTED: None

FUND: None

PROPERTY LOCATION: North side of Hwy. 220, east of Shanks Road. The property is currently owned by SBRUSCH JOYCE JEAN & JOHN MACEK & ELAINE AKERS (PID:161699); Legal Description: A0134 E WALLER BLOCK 5 TRACT 6-6A1 (SD E/2) ACRES 15.482 (ANGLETON).

CURRENT ZONING CLASSIFICATION: PD District (Holding District/No Ordinance).

EXECUTIVE SUMMARY:

Section 28-26 provides a process whereby developers can present projects to the Planning and Zoning Commission and City Council and receive actionable comments from both bodies.

Mr. Robert Campbell, Operations Manager for Sollock Metal Works, LLC. is seeking to purchase the subject property for the purpose of rezoning it to an industrial classification to suit their business needs.

On Wednesday, November 9, 2022, staff facilitated a Development Angleton Working Group meeting (D.A.W.G.) and held preliminary discussions on the property and the development opportunities and procedures. Right of way access requirements (i.e. driveway, site distance) and coordination with Brazoria County were discussed. Drainage and utilities were also discussed. The applicant was advised to develop a conceptual layout of the property.

RECOMMENDATION:

Staff recommends that the Planning and Zoning Commission hold the discussion and provide comments on the proposed project.