

**City of League City**  
**Planning & Zoning Commission**  
**Regular Meeting Agenda**  
**Monday, February 20, 2023, 6:00 PM**  
**Council Chambers, 200 W. Walker Street, League City, TX 77573**

**1. Call to order and roll call of members**

**2. Approval of February 6, 2023, minutes**

**3. Citizen Communication**

Members of the public are invited to give comments at this time, lasting not longer than 3 minutes.

**4. Public Hearing and Action Items**

- A.** Hold a public hearing and make a recommendation to City Council for a Special Use Permit Application, [SUP-20-0005](#) (Timewise), to allow a “Fueling Station and Convenience Store” to operate in a “CM” (Commercial Mixed Use) zoning district, generally located at the intersection of North Egret Bay Boulevard (FM 270), Marina Bay Drive (FM 2094), and East FM 518, with the address of 2202 East Main Street (FM 518).
- B.** Hold a public hearing and make a recommendation to City Council on a Zoning Change Application, [MAP-22-0005](#) (Texas DPS Addition), to rezone an 8.881-acre tract from “RSF-7” (Residential Single-Family with a minimum lot size of 7,000 square feet) to “CG” (General Commercial), generally located southwest of the Abilene Street and South Egret Bay Boulevard intersection.

**5. New Business**

- A.** Consider and take action on a Final Plat, Samara, Section 2, [PLAT-22-0047](#), generally located north and south of Ervin Street, and west of Hobbs Road.
- B.** Consider and take action on a Replat, League City Townsites, Blocks 25-27, [PLAT-22-0049](#), generally located between N. Wisconsin Avenue, Satsuma Street and N. Kansas Avenue.
- C.** Consider and take action on a Final Plat, Pedregal Section 3, [PLAT-23-0002](#), generally located south of Muldoon Parkway, and west of Pedregal Road.
- D.** Consider and take action on a Preliminary Plat, Pedregal Section 6, [PLAT-23 -0003](#), generally located north of Muldoon Parkway, and west of Hobbs Road.

**6. Staff Comments**

**7. Adjournment**

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**Kris Carpenter**  
**Interim Director of Planning**

**Certification of Notice**

This is to certify that the above Notice of Meeting was posted on the bulletin board of City Hall of the City of League City, Texas, on or before the **17th** day of **February 2023** by **6:00 p.m.** as well as the City's public internet webpage, [www.leaguecitytx.gov](http://www.leaguecitytx.gov) and was posted in accordance with the Texas Open Meetings Act, Chapter 551, Government Code. Items posted in the open session portions of this agenda may also be discussed in closed or executive session in accordance with the provisions of the Texas Open Meetings Act. While this is not a meeting of the City Council of League City, a quorum of the City Council may be present in the audience. Members of other City boards may also be present.

**NOTE:** In compliance with the Americans with Disabilities Act, this facility is wheel-chair accessible and accessible parking spaces are available. Requests for special accommodations or interpretive services must be made at least 48 hours prior to this meeting. Please contact the City Secretary's Office at 281-554-1030 or fax to 281-554-1020.