



**Meeting Minutes
City of League City
Regular Meeting
Planning and Zoning Commission
Monday, October 19, 2020 6:00 P.M.
Civic Center, 400 West Walker Street, League City, Texas**

I. Call to Order and Roll Call of Members

Douglas Turner, Chair, called the meeting to order at 6:00 p.m.

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V. Public Hearing and Action Items

- A.** Hold a public hearing and make a recommendation to City Council for a Special Use Permit Application, SUP-20-0004, (7-Eleven), to allow a “Fueling Station and Convenience Store” to operate in a “CG” (General Commercial) zoning district and generally located west of the Gulf Freeway (I-45), on the southeast intersection of West Main Street (FM 518) and Newport Boulevard with an address of 2051 West Main Street (FM 518), League City, Texas.

Janice Norman, Senior Planner, gave a presentation on behalf of the City of League City.

Mr. Turner opened the public hearing at 6:19 p.m.

Mr. Turner closed the public hearing at 6:46 p.m.

The following were Public Hearing Speakers:

Byram Lass, Resident, 2305 Hampton, opposed
Christopher Villasana, Resident, 114 Civil, opposed (submitted photos)
Greg Kemp, Resident, 201 Burgundy Lane, opposed
Raymond Quoyeser, Resident, 201 Rampart Court, opposed
Lynn Quoyeser, Resident, 201 Rampart Court, opposed
Jessie Jones, Resident, 108 Royal Drive, opposed
Donna Bigby, Resident, 103 Royal Drive, opposed
Steven Freeman, Kimley-Horn, presentation, in favor (applicant/owner group)
Payton Arens, Kimley-Horn, presentation, in favor (applicant/owner group)
Todd Womack, Lasco Development Corp., presentation, in favor (applicant/owner group)
Mark Schaefer, Lasco Development Corp., presentation, in favor (applicant/owner group)
Jaime Watson, 7-Eleven Corp., presentation, in favor (applicant/owner group)
David Boone, Partner, Virgata One, LLC., presentation, in favor (applicant/owner group)

The following were email comments sent in:

Preston and Cindy DeMerrit, Resident, 208 Williamsport Street, opposed
Mark Brown, Resident, 2028 Sedona Drive, in favor
Wanda Simmons, Resident 202 Williamsport Street, opposed
Donna Bigby, Resident, 103 Royal Drive, opposed

Mr. Poole commented on the current traffic situation at Newport Boulevard and FM 518.

Christopher Sims, Director of Engineering responded about the increase of traffic at this intersection.

Mr. Poole made a motion to table the request to the next meeting.

Kris Carpenter, Planning Manager, explained to the commission that the applicant requested the item be brought forward to the Council with or without staff's recommendation and staff had already attempted to work out the outstanding issues.

Mr. Poole revised his motion to recommend denial of the proposed Special Use Permit Application.

Ms. Ramirez seconded the motion.

The motion passed (denied) by a vote of 7-0-0.

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IV. Adjournment

Mr. Turner adjourned the meeting at 6:56 p.m.