



PLANNING COMMISSION

CITY OF BAY CITY

Thursday, June 20, 2024 at 5:00 PM
COUNCIL CHAMBERS | 1901 5th Street

Bay City is committed to developing and enhancing the long-term prosperity, sustainability, and health of the community.

AGENDA

CALL TO ORDER

APPROVAL OF AGENDA

APPROVAL OF MINUTES

1. Planning Commission meeting minutes of December 7, 2023.

REGULAR ITEMS FOR DISCUSSION, CONSIDERATION AND/OR APPROVAL:

2. Plat ~ Review, discuss, and/ or approve final plat of the Bay City Industrial Park Subdivision, being a replat of Lots 3 thru 9, Block 3, Bay City Industrial Park Subdivision Addition located along South Industrial Park Drive. Krystal Mason, Assistant Director of Public Works

ITEMS / COMMENTS FROM BOARD MEMBERS

PUBLIC COMMENTS

State Law prohibits any deliberation of or decisions regarding items presented in public comments. City Council may only make a statement of specific factual information given in response to the inquiry; recite an existing policy; or request staff places the item on an agenda for a subsequent meeting.

ADJOURNMENT

CERTIFICATION OF NOTICE

This is to certify that the above notice of a Special Called Meeting was posted on the front window of the City Hall of the City of Bay City, Texas on **Friday, MONTH DAY, 2020 before 3:30 p.m.** Any questions concerning the above items, please contact Mayor Robert K. Nelson at (979) 245-2137.

AGENDA NOTICES:Bay City Planning Commission:

The Bay City Planning Commission serves as an advisory body to City Council and the Mayor. Therefore, although the Board does not fall under the purview of the Texas Open Meetings Act, its meetings shall be open to members of the public.

Attendance by Other Elected or Appointed Officials:

It is anticipated that members of other city board, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the other city boards, commissions and/or committees. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a meeting of the other boards, commissions and/or committees of the City, whose members may be in attendance. The members of the boards, commissions and/or committees may participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that board, commission or committee subject to the Texas Open Meetings Act.

The facility is wheelchair accessible and accessible parking spaces available. Request for accommodations or interpretive services must be made 48 hours prior to the meeting. Please contact the City Secretary's Office at 979-245-5311 or email, jthompson@cityofbaycity.org for further information.

Jeanna Thompson

City Secretary

CITY OF BAY CITY
MINUTES • DECEMBER 7, 2023

**COUNCIL
CHAMBERS | 1901
5th Street**

Planning Commission Meeting

5:00 PM

**1901 5TH STREET
BAY CITY TX,77414**



CALL TO ORDER

The meeting was called to order by Board Chairperson, Jessica Russell, at 5:00 p.m.

PRESENT

- Commissioner Erik Frankson
- Commissioner Joshua Fortenberry
- Chairperson Jessica Russell
- Commissioner Zeinab Ghais
- Commissioner Marion Garcia

ABSENT

- Commissioner Carolyn Barclay
- Commissioner Patti McKelvy

APPROVAL OF AGENDA

Motion made by Commissioner Ghais to approve the agenda, Seconded by Commissioner Fortenberry. Voting Yea: Commissioner Frankson, Commissioner Fortenberry, Chairperson Russell, Commissioner Ghais, Commissioner Garcia. Motion carried.

APPROVAL OF MINUTES

1. Meeting minutes of July 19, 2023

Motion made by Commissioner Frankson to approve the minutes of July 19, 2023, Seconded by Commissioner Ghais. Voting Yea: Commissioner Frankson, Commissioner Fortenberry, Chairperson Russell, Commissioner Ghais, Commissioner

Garcia. Motion carried.

REGULAR ITEMS FOR DISCUSSION, CONSIDERATION AND/OR APPROVAL:

- 2. **Plat ~ Review, discuss, and/or approve final plat of The Cedars at Van Vleck Subdivision being a 51.43 acre tract in the W.J. Maynard Survey, Abstract 356 located along 8th Street in Van Vleck.**

Krystal Mason, Assistant Public Works Director, reviewed the plat that is owned by Troy Owens, adding that 2 lots are in City limits and 3 lots are in the ETJ. Lots are over an acre each.

Motion made by Commissioner Ghais to approve The Cedars at Van Vleck Subdivision plat, Seconded by Commissioner Fortenberry. Voting Yea: Commissioner Frankson, Commissioner Fortenberry, Chairperson Russell, Commissioner Ghais, Commissioner Garcia. Motion carried.

ITEMS / COMMENTS FROM BOARD MEMBERS

The Board and Ms. Mason discussed projects in the works.

PUBLIC COMMENTS

There were no public comments.

ADJOURNMENT

Motion made by Commissioner Ghais to adjourn, Seconded by Commissioner Frankson. Voting Yea: Commissioner Frankson, Commissioner Fortenberry, Chairperson Russell, Commissioner Ghais, Commissioner Garcia. Motion carried and the meeting adjourned at 5:10 p.m.

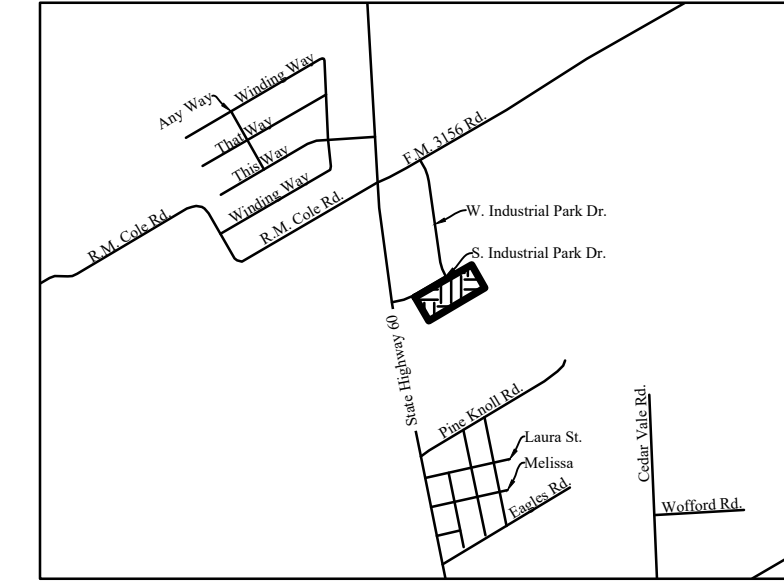
PASSED AND APPROVED, this ____ day of _____, 20____.

JESSICA RUSSELL, CHAIRMAN

Tract A, Block 3,

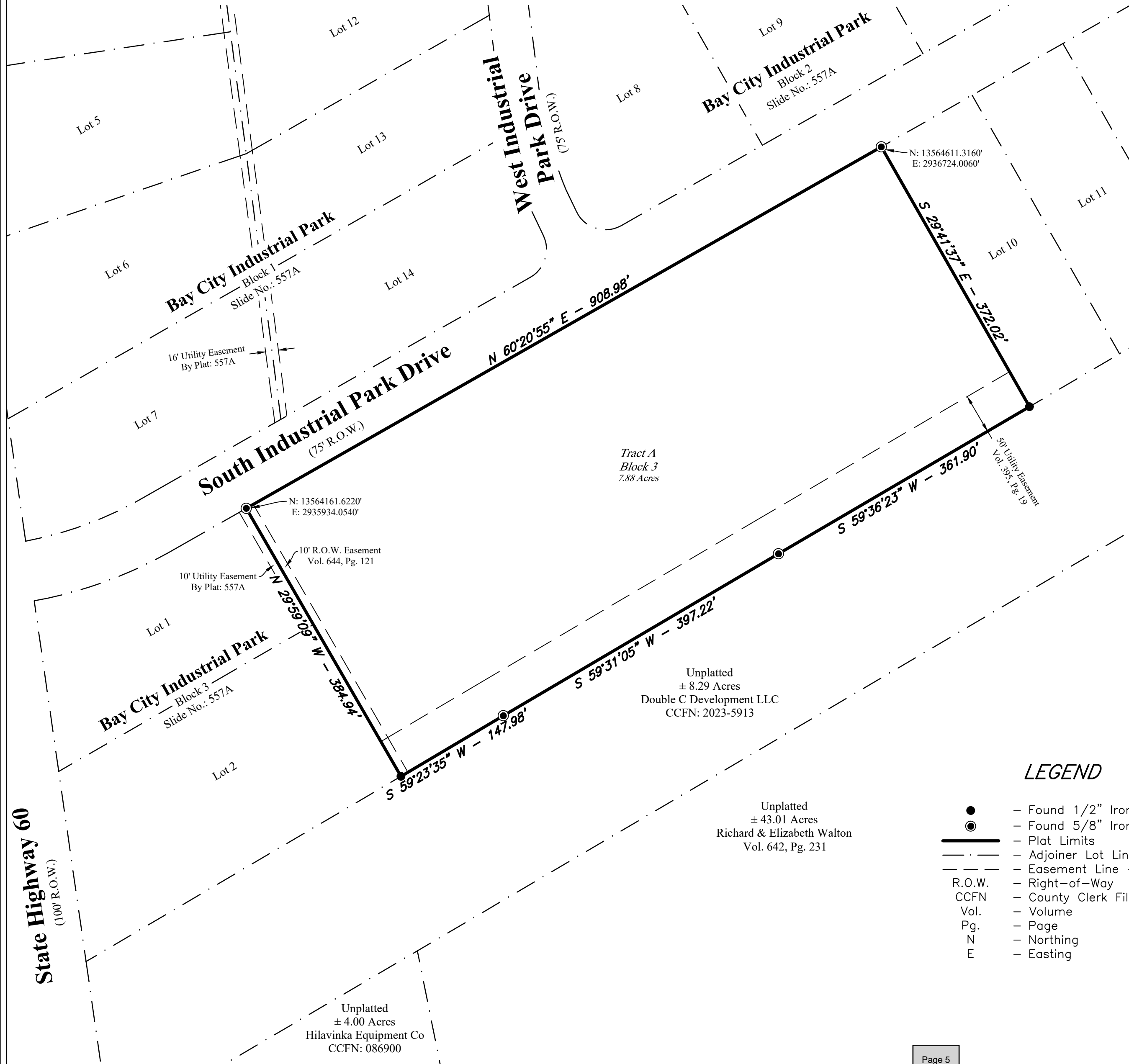
Bay City Industrial Park Subdivision, an addition to the City of Bay City, Matagorda County, Texas Being a Replat of Lots 3 thru 9, Block 3, Bay City Industrial Park Subdivision addition to the City of Bay City, Matagorda County, Texas

VICINITY MAP Not to Scale



GENERAL SURVEYOR NOTES:

- This plat lies within the City of Bay City full purpose jurisdiction.
- No improvements including but not limited to buildings, fences, or landscaping shall be allowed in a drainage easement.
- The property owner shall provide access to drainage and utility easements as may be necessary and shall not prohibit access for inspection, operation, and maintenance.
- All drainage easements and detention facilities on private property shall be maintained by the property owner or his/her assigns.
- This subdivision is subject to all general notes and restrictions appearing on the plat of Bay City Industrial Park Subdivision Block(s) 1 thru 3, recorded in Plat File Number 556A of the Plat Records of Matagorda County, Texas
- This replat joins Lots 3 thru 9 into one tract to be known as "Tract A".
- According to the approximate scale of the National Flood Insurance Rate Map, Community Panel No. 48321C0140F revised 1/15/2021 this property is located in Zone X.
- Trees shall not be planted in utility easements.



STATE OF TEXAS
COUNTY OF MATAGORDA
CITY OF BAY CITY

OWNER'S CERTIFICATE

I (or we), Taylor Ashcraft, owner (or owners) of the 7.88 acres tract described in the above and foregoing map of Bay City Industrial Park Subdivision, do hereby state that there are no lien holders of the certain tract of land, and do hereby make and establish said subdivision and development plat of said property according to all lines, dedications, restrictions and notations on said maps or plat and hereby dedicate to the use of the public forever, all streets (except those streets designated as public streets), alleys, parks, water courses, drains, easements, and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind myself (or ourselves), my (or our) heirs and assigns to warrant and forever defend the title to the land so dedicated.

WITNESS my (or our) hand in the City of Bay City, Texas this the ____ day of _____, 20____.

Authorized Signature of Owner

Printed Name and Title

STATE OF TEXAS §

COUNTY OF _____ §

Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Taylor Ashcraft, Owner, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

Given under my hand and seal of office, this ____ day of _____, 20 ____.

Notary Public in and for the State of Texas
My Commission Expires:

COUNTY CLERK CERTIFICATION

STATE OF TEXAS
COUNTY OF MATAGORDA

I, Stephanie Wurtz, Clerk of the County of Matagorda County, Texas, do hereby certify that the foregoing Plat was filed for record in my office on the ____ day of _____, 20____, at ____ o'clock ____m., in Plat File Number _____ of the Plat Records of Matagorda County, Texas.

County Clerk

CITY ADMINISTRATION APPROVAL

On behalf of the City of Bay City, Texas, I hereby certify that this plat and subdivision (or development plat) of Bay City Industrial Park Subdivision was approved in conformance with the laws of the State of Texas and the ordinances of the City of Bay City as shown hereon; and that the dedications on this plat are hereby accepted by the City of Bay City; and authorize the recording of this plat this ____ day of _____, 20____, provided however, this approval shall be invalid, null and void unless this plat is filed with the County Clerk of Matagorda County within six (6) months.

Robert K. Nelson, Mayor

Jeanna Thompson, City Secretary

PLANNING COMMISSION APPROVAL

This is to certify that the Bay City Planning Commission of the City of Bay City, Texas has approved this plat and subdivision (or development plat) of Bay City Industrial Park Subdivision in conformance with the laws of the State of Texas and the ordinances of the City of Bay City as shown hereon and authorizes the recording of this plat this ____ day of _____, 20____.

Jessica Russell, Chairman

SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS:

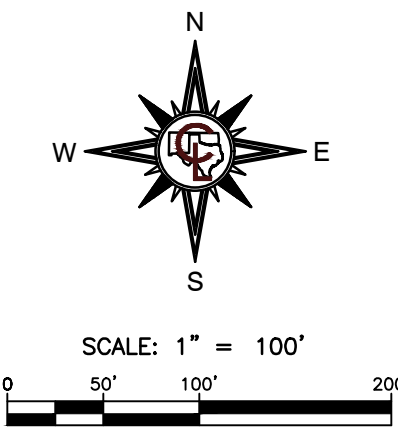
That I, Justin Cantwell, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments and/or other control shown thereon were properly placed under my personal supervision, in accordance with the Subdivision Regulations of the City of Bay City, Texas.

Justin Cantwell

Date: , 2024

LEGEND

- - Found 1/2" Iron Rod
- - Found 5/8" Iron Rod
- — — — — Plat Limits
- — — — — Adjoinder Lot Line
- - - - - Easement Line - As Described
- - - - - Right-of-Way
- CCFN - County Clerk File No.
- Vol. - Volume
- Pg. - Page
- N - Northing
- E - Easting



REPLAT

Tract A, Block 3,
Bay City Industrial Park,
Being a Replat of Lots 1 thru 9, Block 9,
Bay City Industrial Park Subdivision
Bay City, Matagorda County, Texas

Total ± 7.88 Acres June 13, 2024

OWNER	SURVEYOR
Taylor Ashcraft	Justin Cantwell
PO Box 740, Van Vleck, Tx 77482	8312 Upland Ave., Lubbock, Tx 79424
(979) 216-8258	(806) 470-8686

CENTERLINE ENGINEERING & CONSULTING, LLC.
8312 Upland Avenue, Lubbock, Texas 79424
(806) 470-8686
TBP Reg. No. F-16713, TBP Reg. No. 10194378
OKLAHOMA CA NO. 8646