



Village of Jones Creek

7207 Stephen F. Austin
Jones Creek, TX 77541
(979)233-2700

JOINT ZONING COMMISSION AGENDA

The Zoning Commission of the Village of Jones Creek, Texas will hold a Public Hearing on Tuesday, May 11th, 2021 at the Village Hall located at 7207 Stephen F. Austin Road, beginning at 6:30 p.m. Members of the public can attend the meeting in person or via teleconference. In order to advance the public health goal of limiting face-to-face meetings (also called “social distancing”) and to slow the spread of the Coronavirus (COVID-19) seating space will be limited and face coverings will be required to attend the meeting in person.

Join the meeting on Zoom: <https://zoom.us/j/99757840013>

Or dial the following toll free numbers and enter the Meeting ID: 997 5784 0013; and #:

+1 346 248 7799 US (Houston); + 9 402 081 4841; +1 253 215 8782 US; or +1 301 715 8592 US

This written notice, the meeting agenda, and the agenda packet, are posted online at http://www.villageofjonescreektexas.com/city_government/agendas_and_minutes

The public will be permitted to offer public comments telephonically as provided by the agenda and as permitted by the presiding officer during the meeting. A recording of the telephonic meeting will be made, and will be available to the public in accordance with the Open Meetings Act upon written request. The matters to be discussed and acted on at the meeting are:

- 1. CALL TO ORDER**
- 2. INVOCATION AND PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL OF MEMBERS**
- 4. BUSINESS OF VISITORS (limited to five minutes per person)**

Members of the public may request permission to address the Board. Specific factual information or a recitation of existing policy may be furnished in response to an inquiry made by a member of the general public but any deliberation, discussion, or decision with respect to any subject about which the inquiry was made shall be limited to a proposal to place such subject on the agenda for a subsequent meeting for which notice is provided in compliance with the Texas Open Meetings Act.

5. OLD BUSINESS

6. NEW BUSINESS

- a. Public Hearing of the Zoning Commission on an application to grant a specific use permit at 6422 Stephen F. Austin Rd., Jones Creek, Texas to operate a Game Room in an area zoned as C-Commercial District.
- b. Discuss and Approve a Final Report to Village Council to grant a specific use permit at 6422 Stephen F. Austin Rd., Jones Creek, Texas to operate a Game Room in an area zoned as C-Commercial District.
- c. Public Hearing of the Zoning Commission on an application to grant a specific use permit at 6805 Hwy 36, Jones Creek, Texas to operate a Game Room in an area zoned as C-Commercial District.
- d. Discuss and Approve a Final Report to Village Council to grant a specific use permit at 6805 Hwy 36, Jones Creek, Texas to operate a Game Room in an area zoned as C-Commercial District.

7. ADJOURNMENT

CERTIFICATION

I hereby certify that this Public Notice was placed on the Official Bulletin Board at City Hall on Wednesday, May 5th, 2021 at 12:00 p.m.

/s/

Kimberly Morris, City Secretary

I hereby certify that this Public Notice was removed from the Official Bulletin Board at City Hall on the _____ day of _____ 2021, at ____ : _____ a.m. /p.m.

Kimberly Morris, City Secretary

NOTE: ITEMS WILL NOT NECESSARILY BE DISCUSSED AND ACTED ON IN THE ORDER THEY APPEAR ON THE AGENDA. THE BOARD OF ALDERMAN, AT ITS DISCRETION, MAY DISCUSS AND TAKE ACTION ON ANY OR ALL OF THE ITEMS LISTED IN A DIFFERENT ORDER IF A MAJORITY OF THE BOARD SO DETERMINES.

This notice is being posted pursuant to the Texas Open Meeting Act. (Chapter 551, Government Code). In compliance with the American with Disabilities Act, on request the Village of Jones Creek will provide for reasonable accommodations for persons attending meetings of its Board of Aldermen. Request for such accommodations or for interpreter services should be received 48 hours prior to any meeting. Please contact the Village Secretary's office at 979-233-2700 to request such accommodations.



Village of Jones Creek

7207 Stephen F. Austin
Jones Creek, TX 77541
(979)233-2700

REQUEST FOR SPECIFIC USE PERMIT

Ownership Information:

Name of Owner: RAHIM DHANANI

Name of Agent: _____

Note: If person making request is not the owner, an affidavit from the owner must accompany this request showing the person named above is acting as Certified Agent.

Description of Property:

Location - Street Address: 6422 STEPHEN F AUSTIN RD JONES CREEK TX

Legal Description: KIKI FOOD MART

Use of Property:

Present Zoning Classification: COMMERCIAL

Present Use of Land or Structure and Land: C-STORE

Proposed Use of Property: PART C-STORE , PART GAME ROOM

Adjoining Property: *

Present Zoning Classification (s): COMMERCIAL

Present Use(s) of Land or Structure(s) and Land: C-STORE

Additional Information:

I certify that the above information is correct and complete to the best of my knowledge and ability and that I am now or will be fully prepared to present the above proposal at the Zoning Commission and Board of Alderman public hearing.

I understand that in the event that I am not present or represented at the public hearing, the Board shall have the power to dismiss the proposal either at the call of the case or after the hearing, and that such dismissal shall constitute denial.

I reserve the right to withdraw this proposal at any time upon written request filed with the City Secretary's office, and such withdraw shall immediately stop all proceedings. I understand the filing fee is not refundable upon withdraw of the proposal.

I understand that if the request is approved, I may be required to obtain a building permit and/or fire marshal inspection from the City before any work or business is started on the property, and that the Zoning Commission's action does not constitute the approval of the building permit.

RA
Signature of Applicant(s)

3/10/21
Date of Application

*Within two hundred (200) feet in any direction.

Fee Due: <u>\$873.76</u>	Paid: <u>3/30</u> , 20 <u>21</u>
Date Received: <u>3/30/21</u>	Received by: <u>RM</u>
Public Hearing date: <u>3/11-2 6/15-C</u>	Date to send letters to residents: <u>4/22-2 5/22-C</u>

Board of Alderman Approval: This date is verified to authorize a specific use permit pursuant to Section 155.060 of the Comprehensive Zoning Ordinance this ___ day of _____, 20__.

Signature of Mayor

WALKING COOLER FOR SODA AND BEER

EXTRA STORAGE

FOR MASHINE

GROcery SHelf

GROcery SHelf

GROcery SHelf

ENTRANCE

KITCHEN COUNTER

CASH REGISTER
SNOW FLYER PRINTER

OFFICE

ICE MASHINE
+ WATER HEATER

BATH ROOM

FOUNTAIN + COFFEE + SUSHI

12 PACK SODA

COOLER FOR MEAT



Village of Jones Creek

7207 Stephen F. Austin
Jones Creek, TX 77541
(979)233-2700

REQUEST FOR SPECIFIC USE PERMIT

Ownership Information:

Name of Owner: Rafael Perez
Owner's Address: 6805 Hwy 36. B Jones Creek
Owner's Phone Number: 979 288 1938

Name of Agent: _____
Agent's Address: _____
Agent's Phone Number: _____

Note: If person making request is not the owner, an affidavit from the owner must accompany this request showing the person named above is acting as Certified Agent.

Description of Property:

Location - Street Address: 6805 Hwy 36. A Jones Creek
Legal Description: HERVEY #12 (A0020 SF AUSTIN DIV 18)
LOT 6-6D ACRES 1.3608

Use of Property:

Present Zoning Classification: _____
Present Use of Land or Structure and Land: _____
Proposed Use of Property: Game Room

Adjoining Property: *

Present Zoning Classification (s): _____
Present Use(s) of Land or Structure(s) and Land: 3 Garages 2 homes

Additional Information:

I certify that the above information is correct and complete to the best of my knowledge and ability and that I am now or will be fully prepared to present the above proposal at the Zoning Commission and Board of Alderman public hearing.

I understand that in the event that I am not present or represented at the public hearing, the Board shall have the power to dismiss the proposal either at the call of the case or after the hearing, and that such dismissal shall constitute denial.

I reserve the right to withdraw this proposal at any time upon written request filed with the City Secretary's office, and such withdraw shall immediately stop all proceedings. I understand the filing fee in not refundable upon withdraw of the proposal.

I understand that if the request is approved, I may be required to obtain a building permit and/or fire marshal inspection from the City before any work or business is started on the property, and that the Zoning Commission's action does not constitute the approval of the building permit.


Signature of Applicant(s)

4/8/21
Date of Application

*Within two hundred (200) feet in any direction.

Fee Due: <u>\$818.08</u>	Paid: <u>April 8th</u> , 20 <u>21</u>
Date Received: <u>April 8th, 2021</u>	Received by: <u>Christy G.</u>
Public Hearing date: <u>5/11-2 6/15-C</u>	Date to send letters to residents: <u>4/22-2 5/22-C</u>

Board of Alderman Approval: This date is verified to authorize a specific use permit pursuant to Secion 155.060 of the Comprehensive Zoning Ordinance this ____ day of _____, 20__.

Signature of Mayor

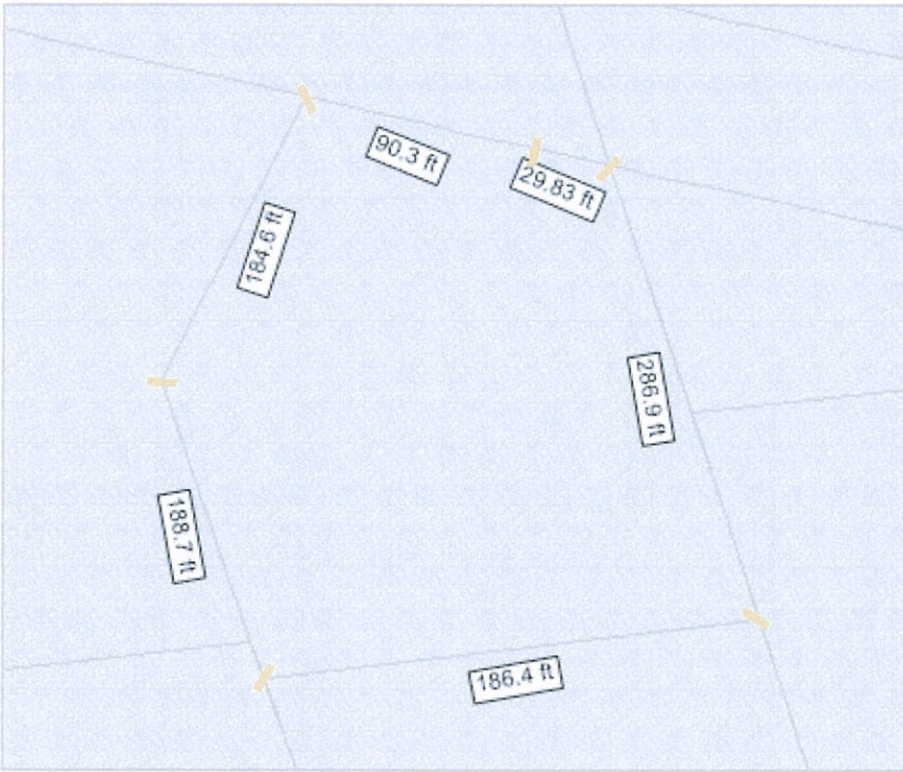


Search Listings

MY LIST 0 LOG IN ▾

FOR SALE ▾ FOR RENT ▾ HOME VALUES ▾ SCHOOLS ▾ NEIGHBORHOODS ▾

Back to listing



Disclaimer: Lot configuration and dimensions are estimates, not based on personal knowledge and come from a third party (Digital Map Products); therefore, you should not rely on the estimates and perform independent confirmation as to their accuracy



