



**AGENDA  
PLANNING AND ZONING COMMISSION  
REGULAR MEETING AGENDA  
TUESDAY, JULY 8, 2025 – 6:30 P.M.  
CITY HALL COUNCIL CHAMBER  
112 BAUMAN, KIRBY, TX 78219**

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This notice is posted pursuant to the Texas Open Meetings Act. The location where a quorum will be physically present is Kirby City Hall, City Council Chambers at 112 Bauman Street, Kirby, Texas 78219 and it is the intent to have a quorum present at that location and for the member of the Planning and Zoning Commission presiding over the meeting to be physically present at that location. A member of the public who wishes to speak may do so by signing the participation sheet prior to the meeting being called to order:

Topic: Regular Planning and Zoning Commission Meeting

Date and Time: TUESDAY, JULY 8, 2025; 6:30 P.M. (Central Time)

This meeting is wheelchair parking accessible at the main entrance located at 112 Bauman. Auxiliary services are available upon request (interpreters for the deaf must be requested twenty-four (24) hours prior to the meeting) by calling 210/661-3198 or Relay Texas 800/735-2989 (hearing/speech impaired assistance)

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1. **Call Meeting To Order**
2. **Roll Call**
3. **Invocation And Pledge Of Allegiance To The Flag**
4. **Citizen Participation**

Citizens to be heard is for the Planning and Zoning Commission to receive information on issues that may be of concern to the public. Citizens should limit their comments to five (5) minutes. Should a member of the public bring an item, to the Commission for which the subject was not posted on the agenda of that meeting, the Commission may receive the information, but it cannot act upon it at that meeting.

5. **Consideration of and Action on Minutes**

a. Regular Meeting Minutes – June 10, 2025

**6. Public Hearing**

- a. Public Hearing on an application for a Special Use Permit to allow a “gym/athletic training center” land use within the Light Industrial (L-1) District on a property located at 4700 Binz Engleman Road, Kirby, Texas 78219.
- b. Public Hearing on an amendment to the City’s Code of Ordinance adding Chapter 32, Article III, establishing a Zoning Board of Adjustment and the rules and regulations governing the Board, and adding Chapter 153, Article VIII, Section 153.122 regarding variances, special exceptions, and appeals to outline related procedures.

**7. Discussion And Possible Action**

- a. Discussion and Possible Action on an application for a Special Use Permit to allow a “gym/athletic training center” land use within the Light Industrial (L-1) District on a property located at 4700 Binz Engleman Road, Kirby, Texas 78219.
- b. Discussion and Possible Action on an amendment to the City’s Code of Ordinance adding Chapter 32, Article III, establishing a Zoning Board of Adjustment and the rules and regulations governing the Board, and adding Chapter 153, Article VIII, Section 153.122 regarding variances, special exceptions, and appeals to outline related procedures.
- c. Discussion on Kirby Cursory Report
- d. Discussion on Redefining Zoning Terms

**8. Requests And Announcements**

- a. Requests By Members For Items To Be Placed On Future Planning And Zoning Commission Agendas And Announcements On City Events/Community Interests

Back to School Pool Party - TBA

**9. Adjournment**

A handwritten signature in black ink, consisting of a series of loops and a long horizontal stroke at the end.

**Christine Wilson**  
**City Secretary**

DATE OF POSTING: July 2, 2025  
TIME OF POSTING: 9:10 P.M.

The City Council reserves the right to adjourn into executive session at any time to discuss any of the matters listed on this agenda if authorized by Texas Government Code Section 551.071, Consultation with Attorney; Texas Government Code Section 551.072, Deliberations about Real Property; Texas Government Code Section 551.074, Personnel Matters; Texas Government Code Section 551.076, Security Devices or Security Audits; and Section 551.087 of the Texas Government Code, Deliberation about Economic Development.

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