

	Current Land zoning	Zoning Use	Zoning Req	Change Zoning Req	CUP Req	Req. Public Hearing <small>15 Days 200' Notice Post Property</small>	Send to Paper	P&Z Meeting <i>Meeting Date</i>	Staff Report to C/C Meeting Date	C/C Decision Date	Pre long form Plat	Plat Var. Needed	Public Hearing Send out 15 Days 200' Notice	Send To Paper	Pre-Plat to P&Z Date	C/E Plat Review	Final Plat Public Hearing	Final Plat to P&Z Date	Construction Staff Civil / Site Plan review	Fire Marshall Plan Review	P&Z Site Plan Approval Date	Permit Issued	Commence construction	Final Insp.	C/O Issued
Whataburger <small>(4206 Warpath)</small>	HC	HC	HC	N/A	N/A	N/A	N/A	X 6/7/22			N/A	N/A	N/A	N/A	N/A	X		X	X	X	X 8/19/22				
Big Horn BBQ <small>[SW corner FM1764 / FM646]</small>	HC	HC	HC	N/A	N/A	N/A	N/A	X 3/1/22			N/A	N/A	N/A	N/A	N/A			X	X	X	X 8/31/22	X	X		
Victorious Assisted Living <small>(3811 FM 646)</small>	HC	HC	HC	N/A	N/A	N/A	N/A	X 11/1/22			N/A	N/A	N/A	N/A	N/A			X	X	X	X	X	x	x	x
FM 646 Apartments <small>(4315 FM 646)</small>	R-3	R-3	R-3					X 6/7/22	N/A	Approved						N/A		X							
CenterPoint Service Center <small>(NW corner Fm 646/ FM1764)</small>	HC	HC	HC	N/A	N/A	N/A	N/A				N/A	N/A	N/A	N/A	N/A	N/A		X							
Santa Fe Senior Housing Community <small>(11620 FM 1764)</small>	HC	HC	HC	N/A	N/A	N/A	N/A	X 9/6/22	X 11/1/22	Approved 11/1/22	N/A	N/A	N/A	N/A	N/A	X		X							
Santa Fe Apartments <small>(North Hwy6/ Ave Q 1/2)</small>	HC	R-3	R-3	X																					
Castco Enterprises <small>(12925 FM 1764)</small>	HC	HC	HC	N/A	N/A	N/A	N/A				N/A	N/A	N/A	N/A	N/A										
Pook's Bar & Grill <small>(4009 FM 646)</small>	NC	HC	HC	X	X	X	X	X 10/4/22	X 10/4/22	Approved 10/4/22											Approved 5/2/23				
Hospital	HC	HC	HC	N/A	N/A	N/A	N/A				N/A	N/A	N/A	N/A	N/A										
Hubcap Grill <small>(12405 Fm1764)</small>	HC	HC	HC	N/A	N/A	N/A	N/A				N/A	N/A	N/A	N/A	N/A				X			x	X		
Remaxx <small>(12121 FM 1764)</small>	R-1	HC	HC	X							N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	X	X	X	X	X	X	X

Engineering and consulting fees are cost plus \$50 plus 10%

4.4.6 **Application Procedures:** The applicant shall submit three (3) white background prints of the final plat to the Development Officer at least twenty-four (24) days prior to the meeting at which the final plat is to be considered.

F. The proposed land use for all lots. The designations to be used when indicating land use on a plat are defined by the Santa Fe Zoning Ordinance, and are as follows:

Subdivision Variances are required to be approved by planning commission and will also require to have a public hearing notice. This would be on the agenda first.

B. **Public Hearings and Notices:** Each variance request shall be considered at a public hearing before the Planning Commission. Notice of such public hearing shall be required as follows:

Send out public hearing notices to cover both meetings, city council and planning and zoning commission 15 days before the meeting.

R. The following note shall be placed on all private drives, private access facilities, and private common areas: "ALL MAINTENANCE OF THIS AREA SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS OF THE SUBDIVISION THROUGH THE (Name of Subdivision) PROPERTY OWNERS ASSOCIATION." The affected areas shall be clearly indicated.

2. When a proposed drainage system will carry water across private land outside the subdivision, appropriate drainage rights must be secured and indicated on the plat.

4.1.1 Prior to the submission of any preliminary plat (other than a minor plat) a pre-application conference shall be required. The pre-application conference shall be held with the Development Officer prior to the submittal of a preliminary plat. The purpose of the pre-application conference is to discuss the owner/developer's intentions for the development, and the features of the site.

2. Prior to the actual construction of the subdivision and the dedication of public improvements, the City may file the final plat with in the Office of the Galveston County Clerk if the subdivider follows the process described in Article 5 of this Ordinance, and if that process has been approved by the Planning Commission.

Section 5.2 - Inspection of Improvements

[SHARE LINK TO SECTION](#)[PRINT SECTION](#)[DOWNLOAD \(DOCX\) OF SECTION](#)[EMAIL SECTION](#)

5.2.1 General Procedure and Fees : The Development Officer shall provide for inspection of required improvements during construction and ensure their satisfactory completion. The applicant shall pay to the City of Santa Fe an inspection fee based on the estimated cost of inspection, and where the improvements are completed prior to final plat approval,

The Subdivider shall bear the cost of all engineering review, approval and consulting fees associated with the subdivision

D. The location of all fire hydrants, all water supply improvements, and the boundary lines of proposed districts, indicating, all improvements proposed to be served, shall be shown on the preliminary plat, and the cost of installing same shall be borne by the developer and included in the subdivision improvement agreement and security to be furnished by the developer. If there is no water, add to two the notes on the plat.