NOTIICE OF PUBLIC HEARING

ZONING CHANGE

The Planning and Zoning Commission of the City of Fulshear hereby gives notice that a Public Hearing shall be held regarding a request from DHK Fulshear LP/Fulshear Run and Fulshear Village (Doug Konopka) **for support of the Proposed PUD (Planned Unit Development).**

1.The land (262.6276 acres out of the Randon & Pennington League, A-75, Fort Bend County, Texas) is unique in that its northern area is located at a signalized intersection and adjacent to the major east-west thoroughfare in Fulshear. This location provides an opportunity for the development of a mixed use "village center". The village center has the potential to be developed with not only restaurants, retail and office facilities, but civic uses such as municipal buildings, a performing arts venue, and a public market, a town square and, if the PUD boundary is expanded, potentially a major park and festival area adjacent to Fulshear Lake.

2. The PUD land plan provides for a sequenced, coordinated development of the property. The residential lots will be developed in platted 4-5 sections. The land plan calls for acreage lots (Estate Lots of 160' width) to be developed generally on the east side of the property. Lots sized minimum of 0.5 acre (Transitional Lots of 110'width) will be developed generally on the west side of the property. The Transitional Lots areas will be adjacent to the lots being developed in Fulbrook on Fulshear Creek, sized at 62' wide.

3. The land plan calls for reconstruction of Bois D' Arc Lane immediately south of FM 1093 as landscaped boulevard. This would not be possible without a PUD.

Date: April 4, 2014
Time: 8:00 a.m.
Place: Fulshear City Hall

Interested Parties may appear at the Public Hearing and be heard with respect to the application.

The application may be inspected by the public at Fulshear City Hall Monday through Thursday from 8:00 a.m. -5:00 p.m. and Fridays 8:00 a.m. -3:00 p.m. For more details, contact the City Secretary, D. Gordon Offord at Fulshear City Hall, 30603 FM 1093, Fulshear, Texas 77441 (Phone number: 281-346-1796 x204)

Date Posted: 3-21-2014 By: _____ D. Gordon Offord ,City Secretary