City of Pearland

P. O. Box 2068 • Pearland, Texas 77588-2068 • 485-2411

August 8, 1989

Honorable Mayor and Councilmembers
City Hall
Pearland, Texas

Re: Specific Use No. 16

Dear Members:

In a special meeting held on July 31, 1989, the Commission considered the request of Patricia Bethea, Agent for Terry Paris, Owner, for a Specific Use Permit (SP-16) for agricultural animal husbandry in an R-1 zoning district on property located at 16719 County Road #127.

It was moved by Helen Beckman, seconded by Benny Frank, to grant this Specific Use request in an R-1 zoning district for agricultural animal husbandry, allowing the owner of the property to have up to four horses and a barn for housing these animals.

The motion was amended by the maker and the seconder to not specify a number of animals but rather to conform to the animal control ordinance, with the Enforcement Officer instructed to see to its enforcement. Motion passed 5 to 0.

The Commission is submitting this for Council's consideration.

Sincerely yours,

Al Lentz pv

Al Lentz, Chairman
Planning and Zoning Commission

AL/EB:pv

City of Pearland

P. O. Box 2068 • Pearland, Texas 77588-2068 • 485-2411

August 8, 1989

Honorable Mayor and Councilmembers
City Hall
Pearland, Texas

Re: Application No. 14

Dear Members:

In a special meeting held on July 31, 1989, the Commission considered the request of Tom J. Hodges, Agent for Pearland Home Association, Owner, for an amendment (Application No. 14) to Land Use and Urban Development Ordinance No. 509, from classification R-2, medium density single family dwelling district to GB, General Business on a 10.0005 acre tract of land located on Hatfield Road.

The Commission reviewed the conceptual plan which calls for the future construction of a Knights of Columbus Hall and facilities and discussed pipelines, setback lines, possible traffic congestion and anticipated future growth in the area.

It was moved by Benny Frank, seconded by Leroy Savoie, that this application be granted to change the zoning classification from R-2, medium density single family dwelling district, to GB, General Business on this tract of land. Motion passed 4 to 1, with Helen Beckman voting against.

The Commission is submitting this for Council's consideration.

Sincerely yours,

Al Lentz

Al Lentz, Chairman
Planning and Zoning Commission

AL/EB:pv

cc: Mayor/Council

City of Pearland

P. O. Box 2068 · Pearland, Texas 77588-2068 · 485-2411

TO: RONALD J. WICKER, CITY MANAGER

FROM: ERNESTO BUENROSTRO, CODE ENFORCEMENT OFFICER Eue

SUBJECT: PLANNING AND ZONING MEETING OF AUGUST 7, 1989

DATE: AUGUST 8, 1989

At their regular meeting of August 7, 1989, the Planning and Zoning Commission considered the request of Beverly Jackson, Agent for First Interfirst Bank - Houston, Owner, for a specific use permit (SP-17) in a R-2 zone for use as a private school on property located at 3801 Liberty Drive.

It was moved by Benny Frank, seconded by Helen Beckman, that SP-17 be approved. After further discussion, the motion was amended by the maker and the seconder to request Council to address the right-of-way needed for the Hike and Bike Trail on the west side of the property and that the driveway entrances of the property be marked as one-way in and one-way out. Motion passed 6 to 0.

This is submitted for your information.

xc: Bill Thomasset
Director of Public Works

Dick Qualtrough
Engineering Div.

MINUTES OF A SPECIAL MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, HELD ON JULY 31, 1989, IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARINGS, IN THE CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS

The meeting was called to order at 8:45 P. M. with the following present:

Chairman	Al Lentz
Vice Chairman	Leroy Savoie
Member	Helen Beckman
Member	Mary Starr
Member	Benny Frank
Code Enforcement Officer	Ernesto Buenrostro
City Secretary	Kay Krouse

Absent from the Meeting: Members James Garner and Clyde Starns were absent having excused absences.

APPROVAL OF MINUTES

It was moved by Leroy Savoie, seconded by Mary Starr, that the minutes of the Meeting of July 18, 1989, be approved as submitted.

Motion passed 4 to 0, with Benny Frank abstaining.

NEW BUSINESS

SPECIFIC USE NO. 16, REQUEST OF PATRICIA BETHEA, AGENT FOR TERRY PARIS, OWNER, FOR A SPECIFIC USE PERMIT IN AN R-1 ZONING DISTRICT FOR AGRICULTURAL ANIMAL HUSBANDRY ON PROPERTY LOCATED AT 16719 COUNTY ROAD #127 (OFF DIXIE FARM ROAD)

The Commission discussed the possibility of future construction of a barn to house the horses and conformance with the animal control ordinance which has a limitation of one horse per 1/2 acre. Mr. Terry Paris, owner of the property, indicated the prospective buyer would ultimately wish to keep four horses on the two acre tract.

It was moved by Helen Beckman, seconded by Benny Frank, to grant Specific Use No. 16, request of Patricia Bethea, Agent, for Terry Paris, Owner, for a Specific Use Permit in an R-1 Zoning District for agricultural animal husbandry, allowing the owner of the property to have up to four horses and a barn for housing these animals.

It was suggested that the motion not include a specific number of horses but that the motion be amended to conform to the animal control ordinance, with the Enforcement Officer instructed to see to its enforcement.

The maker and seconder of the motion agreed to so amend the motion.

Motion passed 5 to 0.

APPLICATION NO 14, REQUEST OF TOM J. HODGES, AGENT FOR PEARLAND HOME ASSOCIATION, OWNER, FOR AN AMENDMENT TO LAND USE AND URBAN DEVELOPMENT ORDINANCE NO. 509, FROM CLASSIFICATION R-2, MEDIUM DENSITY SINGLE FAMILY DWELLING DISTRICT TO GENERAL BUSINESS (GB) ON A 10.0005 ACRE TRACT OF LAND LOCATED ON HATFIELD ROAD

The Commission reviewed the conceptual plan presented by Mr. Hodges during the Public Hearing which showed the pipelines and their dimensions and distances from property lines. Setback lines from pipelines in various zoning districts were discussed as well as variances to these requirements.

The Commission considered the location of nearby property owners, traffic congestion and the future use of the road along with widths of pavement. Mr. Tom Hodges, Agent for the zone change request, was asked for a final completion date and he responded with a ten year time span and stated the parking lot was proposed to hold 150 vehicles. After deliberation with Staff, it was felt that traffic would not be an issue at this point as the City, hopefully, would be able to upgrade Hatfield as future development occurs.

It was moved by Benny Frank, seconded by Leroy Savoie, that Application No. 14, request of Tom Hodges, Agent for Pearland Home Association, Owner, be granted to change the zoning classification from R-2, Medium Density Single Family Dwelling District to GB, General Business on this tract of land.

Motion passed 4 to 1, with Helen Beckman voting against.

ADJOURN

The meeting adjourned at 9:14 P. M.

Minutes approved as submitted and/or corrected this 15 day of August, A. D., 1989.

Chairman

ATTEST:

Pat Vaught
Assistant City Secretary

AGENDA - SPECIAL MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, TO BE HELD ON JULY 31, 1989, IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARING, IN CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS

I. CALL TO ORDER

II. APPROVAL OF MINUTES: Meeting of July 18, 1989

III. NEW BUSINESS:

A. CONSIDERATION AND POSSIBLE ACTION - SPECIFIC USE NO. 16, REQUEST OF PATRICIA BETHEA, AGENT FOR TERRY PARIS, OWNER, FOR A SPECIFIC USE PERMIT IN AN R-1 ZONING DISTRICT FOR AGRICULTURAL ANIMAL HUSBANDRY ON PROPERTY LOCATED AT 16719 COUNTY RD #127 (OFF DIXIE FARM ROAD).

B. CONSIDERATION AND POSSIBLE ACTION - APPLICATION NO. 14, REQUEST OF TOM J. HODGES, AGENT FOR PEARLAND HOME ASSOCIATION, OWNER, FOR AN AMENDMENT TO LAND USE AND URBAN DEVELOPMENT ORDINANCE NO. 509, FROM CLASSIFICATION R-2, MEDIUM DENSITY SINGLE FAMILY DWELLING DISTRICT TO GENERAL BUSINESS (GB) ON A 10.0005 ACRE TRACT OF LAND LOCATED ON HATFIELD ROAD.

IV. ADJOURN

POSTED: 28 DAY OF July, A. D., 1989. 5:00 P.M.

REMOVED: 3 DAY OF August.