

FLOOD STATEMENT

THIS TRACT LIES ENTIRELY WITHIN UNSHADED ZONE "X"  
AS PER FLOOD INSURANCE RATE MAP, COMMUNITY PANEL  
NO. 48039C0035 H, DATED JUNE 5, 1989.

WARNING THIS STATEMENT IS BASED ON SCALING THE  
LOCATION OF SAID SURVEY ON THE ABOVE REFERENCED  
MAP. THIS INFORMATION IS TO BE USED TO DETERMINE  
FLOOD INSURANCE RATES ONLY, AND IS NOT INTENDED  
TO IDENTIFY SPECIFIC FLOODING CONDITIONS.

**FINAL PLAT  
OF  
BANBURY CROSS SECTION II**

BEING A 13.9618 ACRE TRACT OUT OF THE  
THOMAS GREEN SURVEY, ABSTRACT 198 IN  
THE CITY OF PEARLAND, BRAZORIA COUNTY,  
TEXAS.

CONTAINING

3 BLOCKS

64 LOTS

JUNE 10, 1991



SCALE: 1" = 100'

**OWNER:**

**H.B.C. CORPORATION  
RONALD HAUSMAN, PRESIDENT  
1328 SOUTH LOOP WEST, SUITE 100  
HOUSTON, TEXAS 77054  
PHONE: (713) 799-9450**

**ENGINEER:**

**MUNICIPAL ENGINEERING CO., INC.  
3301 FEDERAL ROAD  
PASADENA, TEXAS 77504  
PHONE:(713) 941-8988**

**SURVEYOR:**

**BILLY R FOSTER AND ASSOCIATES, INC.  
3425 FEDERAL ROAD  
PASADENA, TEXAS 77504**

**MINUTES OF A REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, HELD ON AUGUST 5, 1991, AT 7:00 P.M., IN THE COUNCIL CHAMBERS, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS**

The meeting was called to order at 7:02 P.M. with the following present:

Chairman	Al Lentz
Commissioner	Mike Bunch
Commissioner	Mary Starr
Commissioner	James Garner
Commissioner	Pat Courtin

Commissioner Helen Beckman entered the chambers at 7:06 P.M.

Vice Chairman Leroy Savoie had an excused absence.

**APPROVAL OF MINUTES**

Mike Bunch requested a correction be made to reflect the Minutes passed 5 to 0 with 1 abstention.

It was moved by Mary Starr, seconded by Pat Courtin, that the Minutes of the July 29, 1991 meeting be approved as corrected.

Motion passed 4 to 0 with Al Lentz abstaining.

**NEW BUSINESS**

**FINAL PLAT OF BANBURY CROSS SECTION II - BEING A 13.9618 ACRE TRACT OUT OF THE THOMAS GREEN SURVEY, ABSTRACT 198 IN THE CITY OF PEARLAND, BRAZORIA COUNTY, TEXAS**

City Engineer Dick Qualtrough reported all the necessary paperwork was in order on this plat.

It was moved by Mary Starr, seconded by Mike Bunch, that Banbury Cross Section II Plat be approved as submitted. Mary Starr requested that the developer convey to the builders that they need to try very hard to put the houses on the lots without having to apply for variances.

Motion passed 5 to 1 with Al Lentz abstaining.

**INFORMAL DISCUSSION WITH DANIEL RUCKER, DEVELOPER, CONCERNING THE DEVELOPMENT OF A PROPOSED SUBDIVISION NORTH OF HAZELDALE ESTATES.**

Daniel Rucker presented to the Commission his proposed development north of Hazeldale Estates Subdivision.

The Commission discussed items such as the proposed zone change from R-1 to R-2, detention pond, streets, lot layout, and drainage.

Mr. Rucker expressed his appreciation to the members for their time and knowledge.

**ADJOURN**

The Meeting adjourned at 8:20 P.M.

Minutes approved as submitted and/or corrected this 10 day of September, A.D., 1991.

  
Al Lentz

ATTEST:

  
City Secretary

AMENDED

AGENDA - REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, TO BE HELD ON AUGUST 5, 1991, AT 7:00 P.M. IN THE COUNCIL CHAMBERS, 3519 LIBERTY DRIVE, PEARLAND, TEXAS.

- I. CALL TO ORDER
- II. APPROVAL OF MINUTES: Minutes of Meeting of July 29, 1991.
- III. NEW BUSINESS
  - A. CONSIDERATION AND POSSIBLE ACTION - FINAL PLAT OF BANBURY CROSS SECTION II - BEING A 13.9618 ACRE TRACT OUT OF THE THOMAS GREEN SURVEY, ABSTRACT 198 IN THE CITY OF PEARLAND, BRAZORIA COUNTY, TEXAS
  - B. INFORMAL DISCUSSION WITH DANIEL RUCKER, DEVELOPER CONCERNING THE DEVELOPMENT OF A PROPOSED SUBDIVISION NORTH OF HAZELDALE ESTATES.
- IV. ADJOURN

POSTED: 2<sup>nd</sup> DAY OF August, A.D. 1991 5:00 P.M.  
REMOVED: \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 1991.

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I. CALL TO ORDER

II. APPROVAL OF MINUTES: Minutes of Meeting of July 29, 1991.

III. NEW BUSINESS

A. CONSIDERATION AND POSSIBLE ACTION - FINAL PLAT OF BANBURY CROSS SECTION II - BEING A 13.9618 ACRE TRACT OUT OF THE THOMAS GREEN SURVEY, ABSTRACT 198 IN THE CITY OF PEARLAND, BRAZORIA COUNTY, TEXAS

B. INFORMAL DISCUSSION WITH DANIEL RUCKER, DEVELOPER CONCERNING THE DEVELOPMENT OF A PROPOSED SUBDIVISION NORTH OF HAZELDALE ESTATES.

IV. ADJOURN

POSTED: 2<sup>nd</sup> DAY OF August, A.D. 1991 5:00 P.M.

REMOVED: 9<sup>th</sup> DAY OF August, A.D., 1991.