

PARTIAL AMENDED PLAT
OF
GREEN TEE TERRACE, SECTION ONE

A 0.3784 ACRE TRACT OF LAND BEING LOT 2 AND
THE SOUTHWEST ONE-HALF OF LOT 3, BLOCK 6, OF
GREEN TEE TERRACE, SECTION ONE, A SUBDIVISION
IN THE W.D.C. HALL LEAGUE, ABSTRACT 23, HARRIS
COUNTY, TEXAS.

1 LOT = 1 BLOCK

APPROVED BY PEARLAND PLANNING AND ZONING COMMI

WHOSE NAME IS SUBSCRIBED
ICATE TO THE PUBLIC FOREVER
AND PUBLIC PLACES SHOWN HERE-
HEREBY WAIVE ALL CLAIMS FOR
FOR THE STREETS AND DRAIN-
HE SURFACE OF ANY PORTION OF
AND DO HEREBY BIND MYSELF,
TITLE TO THE LAND SO DEDICATED.

AL LENTZ - CHAIRMAN

MARY STARR

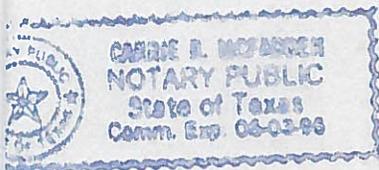
HELEN BECKMAN

JAMES GARNER

PAT COURTIN

JACK WOMACK

EMIL A. BELTZ



APPEARED DAVID A. McALLEN,
FOREGOING INSTRUMENT AND
AND CONSIDERATION HEREIN

_____, 1992.

I, WALKER L. TREESH, REGISTERED PROFESSIONAL L.
CERTIFY THAT THIS SUBDIVISION WAS PLATTED FROM
THAT ALL PROPERTY CORNERS WILL BE PROPERLY MAR

Walker L. Treesh
WALKER L. TREESH, R.P.L.S. NO. 1895

DATE

DATE



DO HEREBY CERTIFY THAT THE
S FILED FOR REGISTRATION
(A.M. OR P.M.), AND DULY
(A.M. OR P.M.) IN VOLUME

FINAL PLAT OF
PARTIAL AMENDED PLAT
OF

CLEAR CREEK ESTATES
SECTION 2

BEING PART OF LOTS 7 AND 8, BLOCK 2, CLEAR CREEK ESTATES, SECTION 2,
H.T. & B. SURVEY, ABSTRACT 233, BRAZORIA COUNTY, TEXAS

(CITY OF PEARLAND)

VOLUME 7 PAGE 30

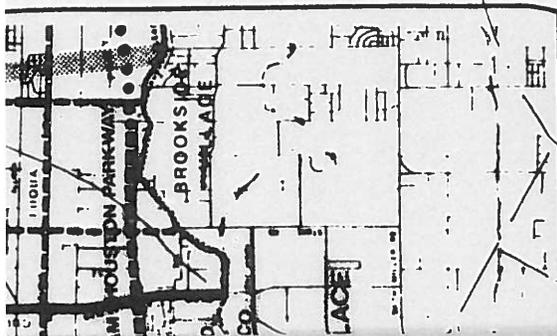
1 LOT 1 BLOCK

JUNE 1992

R: JIMMY NGO
LAN VU NGO
2734 OAK ROAD
PEARLAND

LOT 6

ELIZABETH A. HANDY



GOLF COURSE HOLE SIX

53.0

53.5

DISCLAIMER AND LIMITED WARRANTY

This Preliminary Subdivision Plat has been prepared in accordance with the requirements of The Subdivision Ordinance of the City of Pearland and with any variance or variances to those requirements subsequently granted by The Pearland Planning & Zoning Commission in effect at the time this preliminary plat was prepared, for the limited purpose of guidance in the engineering and preparation of actual development plans, plats and maps. This limited warranty is made in lieu of all other warranties, express or implied, and neither Vernon G. Henry and Associates, Inc. nor any of its officers, directors or employees make any other warranties, express or implied, or presentations concerning this Preliminary Subdivision Plat and neither assume responsibility for the design, location nor the quality, character, actual construction, safety or suitability to the purposes intended of any utilities or other facilities in, on, over or under the premises described in this Preliminary Subdivision Plat.

1" = 2 MILES

COUNTRY PLACE SECTION FIVE

A PRELIMINARY PLAT OF 10.0 ACRES
IN THE H.T.&B.R.R. CO. SURVEY, A-310,
3 BLOCKS, 48 LOTS AND 2 RESERVES TOTALING 5,200 SQUARE

OWNER: U.S. HOME CORPORATION, RICHARD V. GADD, JR., SENIOR
1800 WEST LOOP SOUTH, SUITE 1900 HOUSTON, TEXAS 77027 (713)877-2376

DEED ↑
TRUE
MAGNETIC
NORTH

0 25 50 100

SCALE: 1" = 50'

MINUTES OF THE PLANNING AND ZONING COMMISSION MEETING HELD ON JULY 27, 1992, IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARING, IN THE 2ND FLOOR CONFERENCE ROOM, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS

The meeting was called to order at 7:00 P.M. with the following members present:

Chairman	Al Lentz
Vice Chairman	Emil Beltz
Commissioner	Jack Womack
Commissioner	Pat Lopez
Commissioner	James Garner
Division Director - Planning, Public Works and Parks	Richard Burdine
City Engineer	John Hargrove
Chief Building Official	Don Guynes
Asst. to City Secretary	Leslie Schroeder

Commissioners Beckman and Starr had excused absences.

Chairman Lentz conveyed to the Commission that he submitted a letter of resignation from the Planning and Zoning Commission. He stated that due to his extensive workload he is unable to fulfill the responsibilities of this position to the best of his ability. He expressed his appreciation to the Commission for their friendship and hard work on this very important Board.

CHANGE IN THE ORDER OF BUSINESS

DIRECTORS REPORT:

Mr. Burdine, Division Director of Planning, Public Works and Parks, relayed to the Commission that he met with the City of Houston regarding their zoning process. He stated that their main zoning efforts pertain to neighborhood protection. Mr. Burdine said that his main concerns were the portions of the City of Houston which are adjacent to the City of Pearland. Because this zoning proposal is in a preliminary stage, the City of Houston was unable to give him any specifics in regard to our City. He also mentioned that he is on their mailing list and will update the Commission whenever new information arrives.

APPROVAL OF MINUTES:

It was moved by Jack Womack, seconded by Emil Beltz, that the minutes of the July 7, 1992 meeting be approved as submitted.

Motion passed 5 to 0.

NEW BUSINESS:

APPLICATION NO. SP-22, REQUEST OF RWS ARCHITECTS INC., AGENT FOR PEARLAND INDEPENDENT SCHOOL DISTRICT FOR A SPECIFIC USE PERMIT TO CONSTRUCT A PUBLIC ELEMENTARY SCHOOL FACILITY IN AN R-1 ZONE.

The Commission expressed concerns regarding the water and sewer service. They questioned where the water supply would be coming from and who would be responsible for the sewer service. It was the consensus of the Commission that these areas have not been adequately addressed.

It was moved by James Garner, seconded by Pat Lopez, that recommendation be made to approve SP-22 with advisement to the City Council that consideration be given to the type of sewer facilities provided to the school to promote effective and efficient standards to homeowners when and if the adjacent area(s) are annexed.

Motion passed 5 to 0.

PARTIAL AMENDED PLAT OF GREEN TEE TERRACE, SECTION ONE - A 0.3784 ACRE TRACT OF LAND BEING LOT 2 AND THE SOUTHWEST ONE-HALF OF LOT 3, BLOCK 6, OF GREEN TEE TERRACE, SECTION ONE, A SUBDIVISION IN THE W.D.C. HALL LEAGUE, ABSTRACT 23, HARRIS COUNTY, TEXAS.

Chairman Lentz read the following letter from Chief Building Official Don Guynes noting what had not been submitted to the Permit Department and outlining the recommended corrections to the plat.

1. Remove "Pat Courtin" from the plat and add "Pat Lopez".
2. Remove "Malcolm Collins, P.E. (Acting City Engineer)" and replace with "John Hargrove, City Engineer".
3. Submit original Tax Certificate before the recording of the plat.
4. Submit a certificate or letter from a title guaranty company or title attorney indicating a current search.
5. Pay fee of \$100.00 prior to the meeting.

Mr. Guynes reported that the \$100.00 fee had been paid.

Chairman Lentz recommended to the Commission that they deny any plat that appears before them in which the fees have not been paid. He stated that reviewing plats requires City Staff time which is paid with these fees.

The Commission also discussed the title report, lien holder and the need for sidewalks. It was the recommendation of Vice Chairman Beltz to change the verbiage regarding signatures from "live signatures" to "genuine signatures" in the letters to the Commission and also in the minutes.

After no further discussion, it was moved by James Garner, seconded by Emil Beltz, that the Partial Amended Plat of Green Tee Terrace Section I be approved contingent upon staff's recommended changes be made and sidewalks be provided by the contractor.

Motion passed 5 to 0.

PARTIAL AMENDED PLAT OF CLEAR CREEK ESTATES SECTION II, BEING PART OF LOTS 7 AND 8, BLOCK II, CLEAR CREEK ESTATES, SECTION II, H.T.&B. SURVEY, ABSTRACT 233, BRAZORIA COUNTY, TEXAS.

Chairman Lentz read the following letter from Don Guynes noting what had not been submitted to the Permit Department and outlining the recommended corrections to the plat.

1. Plat must be signed by the owners.
2. Fees in the amount of \$100.00 are due.
3. Change Vice-Chairperson from Helen Beckman to Emil A. Beltz.
4. Submit Original Tax Certificates prior to the filing of the amended plat.
5. Submit a certificate or letter from a title guaranty company or a title attorney indicating a current search.
6. On the plat, under "NOTE:" item #3, add "or within 100' of the subdivision."

Chairman Lentz conveyed to the Commission that the lot in question is a 100' lot surrounded by two 50' lots. Mr. Lentz stated that Clear Creek Estates is zoned R-1 which requires an 80' frontage.

It was determined by the Commission that the owner intends to add a lot (7a) to the existing lots 6,7,8, and 9. The Commission agreed that lots 6 - 9 would have to be amended in order to achieve this goal due to the fact that the lots have a 50' frontage and require 80'.

After no further discussion, it was moved by Jack Womack, seconded by James Garner, that the Partial Amended Plat of Clear Creek Estates Section II be denied.

Motion passed 5 to 0.

FINAL PLAT OF BRIARWOOD ESTATES - A 17.66 ACRE TRACT OF LAND, BEING A PART OF LOTS 9, 10 AND 11 OF THE HOIDALE AND COFFMAN SUBDIVISION, AND A PORTION OF LOT "C" OF THE ENIAR HOIDALE SUBDIVISION IN THE JAMES PERRY AND EMILY AUSTIN SURVEY A-111, BRAZORIA COUNTY, TEXAS.

Chairman Lentz read the following letter from Don Guynes noting what had not been submitted to the Permit Department and outlining the recommended corrections to the plat.

1. Plat must show widths of the pipeline easements.

2. Show the street name "Leroy" in the Briarwood Subdivision.
3. Must show the widths of the utility easement.
4. Change Vice-Chairman from "Helen Beckman" to "Emil A. Beltz" in the Planning and Zoning Block.
5. Plat must be signed by the owners.
6. Submit Original Tax Certificates prior to the recording of the plat.
7. Plat must show "Final Plat of Briarwood Estates, Pearland, Brazoria County, Texas."
8. Fees in the amount of \$491.00 (\$300.00 for application, \$3.00 per lot = \$171.00, and 1 acre reserve for \$20.00) needs to be paid prior to the meeting.
9. Show the name of the owner. If the owner is a company or corporation, the name of the responsible individual such as the president or vice-president shall be given.
10. Should the existing 40' road easement be abandoned by the City Council?
11. Lots must show all dimensions.
12. Hold Harmless Agreement must be submitted prior to the meeting.
13. Show width of Lot 1, Block 3.

Chairman Lentz asked Mr. Guynes if the plat had been signed by the owner. Mr. Guynes reported that the plat had a signature line for the agent and he was unsure if the agent would be considered an authorized signature. Vice-Chairman Beltz informed the Commission that the title company requires the corporation to submit an affidavit signed by the secretary. This ensures the title company that the person is legally authorized to sign for the corporation. He suggested that perhaps the City of Pearland could require a copy of that letter at the time of submittal.

Chairman Lentz requested that a recess be taken so he could obtain a legal opinion from the City Attorney regarding this matter.

RECESS - 8:40 P.M.

RECONVENED - 8:50 P.M.

Chairman Lentz conveyed to the Commission that upon recommendation of the City Attorney the following action should be taken.

1. The signature of the agent is acceptable with an additional signature of Mr. Slaughter, owner of Property Investors Ltd.
2. The City Attorney also suggested if the plat is approved, it be approved on the contingency that a certified and/or notarized copy of the by-laws of the Limited Liability Corporation be submitted.

The Commission also discussed items such as road abandonment, right-of-way, and drainage.

After no further discussion, it was moved by Pat Lopez, seconded by Jack Womack, that the final plat of Briarwood Estates be approved contingent upon all correction items submitted to the Planning and Zoning Commission from Staff be made.

Motion passed 5 to 0.

REQUEST OF VERNON G. HENRY & ASSOCIATES, INC, AGENT FOR U.S. HOMES, OWNER, FOR A VARIANCE TO CHANGE THE FRONT BUILDING LINE FROM A 25' SETBACK TO A 20' SETBACK ON LOTS 105' OR GREATER IN DEPTH, LOCATED IN COUNTRYPLACE SECTION FIVE.

Chief Building Official Guynes reported that this request is consistent with the existing lots.

It was moved by Emil Beltz, seconded by Pat Lopez that a 20' front building line setback be approved as submitted.

Motion passed 5 to 0.

PRELIMINARY PLAT OF COUNTRYPLACE SECTION FIVE, BEING A 10.0 ACRE TRACT OF LAND IN THE H.T.&B.R.R. CO. SURVEY, A-310, BRAZORIA COUNTY, TEXAS.

Chairman Lentz read the following letter from Don Guynes noting what had not been submitted to the Permit Department and outlining the recommended corrections to the plat.

1. Plat must show existing water mains, sewers, culverts, pipelines, or other underground structures, or public utilities with pipe sizes, grades, and locations.
2. Show lot dimensions between Lot 1 and 2, Block 3, Lots 1-10, Block 2, and Lots 1-12, Block 1.
3. Submit construction drawings and have them approved prior to the final plat.
4. Lot 1, Block 3, and Lots 6-10, Block 1 have widths less than 60'. Lot must have the required width (measured at the building line).

City Engineer John Hargrove requested a copy of the overall drainage plan from Bernard Johnson & Assoc. Mr. Hargrove also questioned the lot widths.

It was moved by Jack Womack, seconded by James Garner, that the preliminary plat of Countryplace Section V, be approved contingent upon all requirements of the City be met.

Motion passed 5 to 0.

REQUEST OF VERNON G. HENRY & ASSOC., AGENT FOR U.S. HOMES, OWNER, FOR A VARIANCE TO CHANGE THE MINIMUM FRONT LOT WIDTH FROM 35' TO 32.5' WITH CORNER LOTS BEING 32.8'; CHANGE THE MINIMUM SIDE BUILDING LINE FROM 10' TO 7' WITH A 15' AGGREGATE, AND CHANGE THE MINIMUM FRONT BUILDING SETBACK FROM 25' TO 20' ON LOTS 105' OR GREATER IN DEPTH, LOCATED IN COUNTRY GROVE SUBDIVISION SECTION VI.

It was the recommendation of the Commission that Staff verify the lot sizes in the Townhouse Reserve of Country Grove.

It was moved by Jack Womack, seconded by James Garner, that the variances be granted contingent upon Staff verifying lot sizes in the Townhouse Reserve.

Motion passed 5 to 0.

PRELIMINARY PLAT OF COUNTRY GROVE SECTION VI, BEING 4.2 ACRES IN THE H.T.&B.R.R. CO. SURVEY, A-310, BRAZORIA COUNTY, TEXAS.

Chairman Lentz read the following letter from Don Guynes noting what had not been submitted to the Permit Department and outlining the recommended corrections to the plat.

1. Should Lots 12 and 13 have 35' building lines from the 160' McHard Road right-of-way?
2. Show the names of the adjacent subdivisions or the names of recorded owners of adjoining parcels of land.
3. Lots 10-12 and 13-15 must show all dimensions.
4. Show existing sewers, water mains, culverts, pipelines, or other underground structures and other public utilities within the tract or immediately adjoining with pipe size, grades, and locations.
5. Lots 1-12, Block 1 shows 16' Utility Easement. These lots should show 8' Utility Easement on each side of the property line if the 16' Utility Easement is intended to be divided.

The Commission discussed additional entrances into the subdivision for emergency vehicles.

After no further discussion, it was moved by Jack Womack, seconded by Emil Beltz, that the preliminary plat of Country Grove Section VI, be approved contingent upon all requirements of the City be met.

Motion passed 5 to 0.

ADJOURN

The meeting adjourned at 9:15 P.M.

Minutes of the meeting approved as submitted and/or corrected
this 1st day of September, A.D., 1992.


Emil A. Beltz
Acting Chairman

ATTEST:


Pat Jones
City Secretary



City of Pearland

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

TO: Planning and Zoning Commission

FROM: Don E. Guynes *DEG*

DATE: July 20, 1992

RE: Final Plat of Briarwood Estates

The following are suggested changes for your approval on the above mentioned plat:

1. Plat must show widths of the pipeline easements.
2. Show the street name "Leroy" in the Briarwood Subdivision.
3. Must show the widths of the utility easement.
4. Change Vice-Chairman from "Helen Beckman" to "Emil A. Beltz" in the Planning and Zoning Block.
5. Plat must be signed by the owners.
6. Submit Original Tax Certificates prior to the recording of the plat.
7. Plat must show "Final Plat of Briarwood Estates, Pearland, Brazoria County, Texas".
8. Fees in the amount of \$491.00 (\$300 for application, \$3.00 per lot=\$171.00, and 1 acre reserve for \$20.00.) needs to be paid prior to the meeting.
9. Show the name of the owner. If the owner is a company or corporation, the name of the responsible individual such as the president or vice-president shall be given.
10. Should the existing 40' road easement be abandoned by the City Council?
11. Lots must show all dimensions.
12. Hold Harmless Agreement must be submitted prior to the meeting.
13. Show width of Lot 1, Block 3.



City of Pearland

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

TO: Planning and Zoning Commission

FROM: Don E. Guynes *DEG*

DATE: July 20, 1992

RE: Partial Amended Plat of Green Tee Terrace, Section 1

The following are suggested changes for your approval on the above mentioned plat:

1. Remove "Pat Courtin" from the plat and add "Pat Lopez".
2. Remove "Malcolm Collins, P.E. (Acting City Engineer)" and replace with "John Hargrove, City Engineer".
3. Submit Original Tax Certificates before the recording of the plat.
4. Submit a certificate or letter from a title guaranty company or title attorney indicating a current search.
5. Pay fees of \$100.00 prior to the meeting.



City of Pearland

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

TO: Planning and Zoning Commission

FROM: Don E. Guynes ^{Dej}

DATE: July 16, 1992

RE: Partial Amended Plat of Clear Creek Estates, Section 2

I am submitting the following suggestions for change on the above mentioned plat for your approval:

1. Plat must be signed by the owners.
2. Fees in the amount of \$100.00 are due.
3. Change Vice-Chairperson from Helen Beckman to Emil A. Beltz.
4. Submit Original Tax Certificates prior to the filing of the amended plat.
5. Submit a certificate or letter from a title guaranty company or a title attorney indicating a current search.
6. On the plat, under "NOTE:" item #3, add "or within 100' of the subdivision."



City of Pearland

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

TO: Planning and Zoning Commission

FROM: Don E. Guynes *DEG*

DATE: July 20, 1992

RE: Preliminary Plat of Country Place, Section 5

The following are suggested changes for your approval on the above mentioned plat:

1. Plat must show existing water mains, sewers, culverts, pipelines, or other underground structures, or public utilities with pipe sizes, grades, and locations.
2. Show lot dimensions between Lot 1 and 2, Block 3, Lots 1-10, Block 2, and Lots 1-12, Block 1.
3. Submit construction drawings and have them approved prior to the final plat.
4. Lot 1, Block 3, and Lots 6-10, Block 1 have widths less than 60'. Lot must have the required width (measured at the building line).

Vernon G. Henry and Associates, II.
Planning Consultants & Landscape Architect
5900 Memorial Dr., Houston, TX 77007 713/868-21

July 14, 1992

Planning and Zoning Commission
City of Pearland
P.O. Box 2068
Pearland, Texas 77588-2068

Re: Variance Request for Countryplace
Section 5

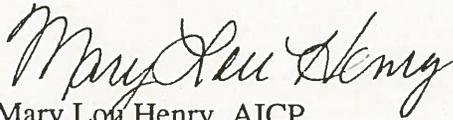
Gentlemen:

On behalf of U.S. Home Corporation, the developer of Countryplace, we request a variance from the following subdivision ordinance requirements in order to maintain a consistent front building setback and provide a uniform buildable area on lots that back to project boundaries.

Section 27-4 (D)(1)(a)(C). Minimum front building setback of 25' on lots 105' or greater in depth. *The proposed lots that are backing project boundaries are 110' deep in order to accommodate a 16' wide utility easement all out of one lot. Lots that do not back project boundaries are typically 105' deep and have 20' front setbacks. These lots split the 16' utility easement 8' and 8'.*

The lot sizes and setbacks proposed in this section are the same as previously approved for earlier sections in Countryplace.

Very truly yours,



Mary Lou Henry, AICP
Vice President

MLH/bp.
cbraz6.doc



City of Pearland

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

TO: Planning and Zoning Commission

FROM: Don E. Guynes *Don*

DATE: July 20, 1992

RE: Preliminary Plat of Country Grove Townhomes, Section 6

The following are suggested changes for your approval on the above mentioned plat:

1. Should Lots 12 and 13 have 35' building lines from the 160' McHard Road Right of Way?
2. Show the names of the adjacent subdivisions or the names of recorded owners of adjoining parcels of land.
3. Lots 10-12 and 13-15 must show all dimensions.
4. Show existing sewers, water mains, culverts, pipelines, or other underground structures and other public utilities within the tract or immediately adjoining with pipe size, grades, and locations.
5. Lots 1-12, Block 1 shows 16' Utility Easement. These lots should show 8' Utility Easement on each side of the property line if the 16' Utility Easement is intended to be divided.

Vernon G. Henry and Associates,
Planning Consultants & Landscape Archi.
5900 Memorial Dr., Houston, TX 77007 713/868-

July 14, 1992

Planning and Zoning Commission
City of Pearland
P.O. Box 2068
Pearland, Texas 77588-2068

Re: Variance Request for Country Grove Townhomes
Section 6

Gentlemen:

On behalf of U.S. Home Corporation, the developer of Countryplace, we request a variance from the following subdivision ordinance requirements in order to continue the established townhouse program.

1. Section 27-4. (C)(2)(a)2. Residential lot minimum front width 35'. *Proposed lots are 32.5', with corner or end lots 32.8'.*
2. Section 27-4. (D)(1)(a). Minimum 7 feet side building line with aggregate of 15 feet between houses. *Proposed townhouse lots will have common firewalls and 0' side setbacks.*
3. Section 27-4. (D)(1)(a)(C). Minimum front building set back of 25' for lots 105' or greater in depth. *Proposed townhouse lots are 105' deep with 20' front set-backs.*

The present subdivision ordinance does not address townhouse regulations, only single-family detached. The lot sizes and set backs proposed in this section are the same as previously approved for earlier sections in Countryplace. The resulting density of Section 6 is 7.14 du/acre, well below the 9 du/acre permitted in the original agreement between the developer and the City.

Very truly yours,



Mary Lou Henry, AICP
Vice President

MLH/bp
cbraz5.doc

Vice Presidents: Mary Lou Henry, A.I.C.P.

Michael L. Ilse, A.S.L.A.

AGENDA - SPECIAL MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, TO BE HELD MONDAY, JULY 27, 1992, IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARING, IN THE 2ND FLOOR CONFERENCE ROOM, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS

- I. CALL TO ORDER
- II. APPROVAL OF MINUTES: Meeting of July 7, 1992
- III. NEW BUSINESS
 - A. CONSIDERATION AND POSSIBLE ACTION - APPLICATION NO. SP-22, REQUEST OF RWS ARCHITECTS INC., AGENT FOR PEARLAND INDEPENDENT SCHOOL DISTRICT FOR A SPECIFIC USE PERMIT TO CONSTRUCT A PUBLIC ELEMENTARY SCHOOL FACILITY IN AN R-1 ZONE.
 - B. CONSIDERATION AND POSSIBLE ACTION - PARTIAL AMENDED PLAT OF GREEN TEE TERRACE, SECTION ONE - A 0.3784 ACRE TRACT OF LAND BEING LOT 2 AND THE SOUTHWEST ONE-HALF OF LOT 3, BLOCK 6, OF GREEN TEE TERRACE, SECTION ONE, A SUBDIVISION IN THE W.D.C. HALL LEAGUE, ABSTRACT 23, HARRIS COUNTY, TEXAS.
 - C. CONSIDERATION AND POSSIBLE ACTION - PARTIAL AMENDED PLAT OF CLEAR CREEK ESTATES SECTION 2, BEING PART OF LOTS 7 AND 8, BLOCK 2, CLEAR CREEK ESTATES, SECTION 2, H.T.&B. SURVEY, ABSTRACT 233, BRAZORIA COUNTY, TEXAS.
 - D. CONSIDERATION AND POSSIBLE ACTION - FINAL PLAT OF BRIARWOOD ESTATES - A 17.66 ACRE TRACT OF LAND, BEING A PART OF LOTS 9, 10 AND 11 OF THE HOIDALE AND COFFMAN SUBDIVISION, AND A PORTION OF LOT "C" OF THE ENIAR HOIDALE SUBDIVISION IN THE JAMES PERRY & EMILY AUSTIN SURVEY A-111, BRAZORIA COUNTY, TEXAS.
 - E. CONSIDERATION AND POSSIBLE ACTION - REQUEST OF VERNON G. HENRY & ASSOCIATES, INC., AGENT FOR U.S. HOMES, OWNER, FOR A VARIANCE TO CHANGE THE FRONT BUILDING LINE FROM A 25' SETBACK TO A 20' SETBACK ON LOTS 105' OR GREATER IN DEPTH, ON LOTS LOCATED IN COUNTRYPLACE SECTION FIVE.
 - F. CONSIDERATION AND POSSIBLE ACTION - PRELIMINARY PLAT OF COUNTRYPLACE SECTION FIVE, BEING A 10.0 ACRE TRACT OF LAND IN THE H.T.&B.R.R. CO. SURVEY, A-310, BRAZORIA COUNTY, TEXAS.
 - G. CONSIDERATION AND POSSIBLE ACTION - REQUEST OF VERNON G. HENRY & ASSOC., AGENT FOR U.S. HOMES, OWNER, FOR A VARIANCE TO CHANGE THE MINIMUM FRONT LOT WIDTH FROM 35' TO 32.5' WITH CORNER LOTS BEING 32.8', CHANGE THE MINIMUM SIDE BUILDING LINE FROM 10' TO 7' WITH A 15' AGGREGATE, AND CHANGE THE MINIMUM FRONT BUILDING SETBACK FROM 25' TO 20' ON LOTS 105' OR GREATER IN DEPTH,

ON LOTS LOCATED IN COUNTRY GROVE SUBDIVISION SECTION VI.

H. CONSIDERATION AND POSSIBLE ACTION - PRELIMINARY PLAT OF COUNTRY GROVE SECTION SIX, BEING 4.2 ACRES IN THE H.T.&B.R.R. CO. SURVEY, A-310, BRAZORIA COUNTY, TEXAS.

IV. DIRECTORS REPORT

V. ADJOURN

POSTED: 24TH DAY OF July, A.D., 1992 5:00 P.M.
REMOVED: 29 DAY OF July, 1992.