

NO.	BEARING	DISTANCE
T1	S00°28'55"E	35.00
T2	N00°43'11"W	10.69

CAMPBELL MILLER  
ESTATE  
ACREAGE

## FINAL PLAT OF WILLOWICK SECTION TWO

BEING A 26.7377 ACRE TRACT OF LAND OUT OF THE  
NORTHWEST ONE-FOURTH OF SECTION II H.T. & B. R.R.  
CO. SURVEY A-239 BRAZORIA COUNTY, TEXAS AS  
PER BOUNDARY SURVEY BY WALKER TREESH.

4 BLOCKS

108 LOTS

OCTOBER 28, 1992



OWNER:

ROBERT J. CAMPBELL  
P.O. BOX 667  
PEARLAND, TEXAS 77588  
PHONE: 713-997-2640

ENGINEER:

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

**MINUTES OF A SPECIAL MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, HELD ON MONDAY, NOVEMBER 23, 1992, IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARING IN THE COUNCIL CHAMBERS, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS**

The meeting was called to order at 7:22 P.M. with the following present:

Chairman	Richard Tetens
Vice-Chairman	Emil Beltz
Commissioner	Helen Beckman
Commissioner	Pat Lopez
Commissioner	Jack Womack
Commissioner	James K. Garner
City Engineer	John Hargrove
Chief Building Official	Don Guynes
Asst. to City Secretary	Sharon Parks

Commissioner Mary Starr had an excused absence.

**APPROVAL OF MINUTES**

It was moved by Jack Womack, seconded by Emil Beltz, that the minutes of the November 9, 1992 meeting be approved as submitted.

Motion passed 5 to 0. (<sup>JAMES (SP)</sup> Jack Garner abstained due to absence from last meeting.)

**NEW BUSINESS**

**APPLICATION NO. 32, REQUEST OF ROBERT J. CAMPBELL, OWNER FOR AN AMENDMENT TO THE LAND USE AND URBAN DEVELOPMENT ORDINANCE FROM CLASSIFICATION R-3, PUD, SINGLE FAMILY DWELLING DISTRICT, PLANNED UNIT DEVELOPMENT TO R-3, PUD, SINGLE FAMILY DWELLING DISTRICT, PLANNED UNIT DEVELOPMENT, ON THE FOLLOWING DESCRIBED PROPERTY, TO-WIT:**

**26.7399 ACRES OUT OF THE NORTHWEST ONE-FOURTH OF SECTION II, H.T.& B.R.R. CO. SURVEY A-239, BRAZORIA COUNTY, TEXAS. (WILLOWICK, SECTION 2)**

The Commission discussed changing the name of Hot Springs Drive to avoid duplication of street names in two different subdivisions.

The concensus of the Commission was to change the name of the street (Example: Hotsprings, S. and Hotsprings, N.)

The question of adequate sidewalks was brought up by James Garner and Don Guynes, Chief Building Official, stated there would be enough.

There was also a discussion as to how to clarify PUD changes in the future with a more accurate description of the change. The reason for the change in Application 32 was due to the deletion of some streets from the original PUD Development.

The Commission discussed the ingress and egress on FM 518 and Walnut. Helen Beckman suggested discussing the problem in a future meeting or a future workshop and the Commission agreed.

Mr. Garner expressed that he would like to see the detention pond for the development used as a play ground with access through the dedicated easements.

It was moved by Helen Beckman, seconded by James Garner, that recommendation be made to Council to approve Application No. 32.

Motion passed 6 to 0.

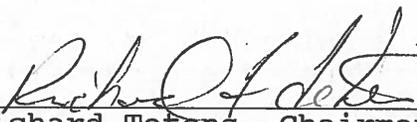
**DIRECTOR'S REPORT**

Don Guynes reported for Planning Director Burdine who was in the City Council meeting. The Subdivision Ordinance is still being revised and will be ready for the December 7 meeting.

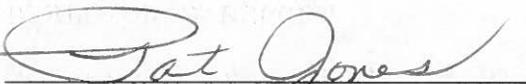
**ADJOURN**

The meeting adjourned at 7:45 P.M.

Minutes of the meeting approved as submitted and/or corrected this 7<sup>th</sup> day of DECEMBER, A.D., 1992.

  
Richard Tetens, Chairman

ATTEST;

  
Pat Jones, City Secretary

AGENDA - SPECIAL MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, TO BE HELD IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARING ON MONDAY, NOVEMBER 23, 1992, IN THE COUNCIL CHAMBERS, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS

- I. CALL TO ORDER
- II. APPROVAL OF MINUTES: Meeting of November 9, 1992
- III. NEW BUSINESS:
  1. CONSIDERATION AND POSSIBLE ACTION - APPLICATION NO. 32, REQUEST OF ROBERT J. CAMPBELL, OWNER FOR AN AMENDMENT TO THE LAND USE AND URBAN USE AND URBAN DEVELOPMENT ORDINANCE FROM CLASSIFICATION R-3, PUD, SINGLE FAMILY DWELLING DISTRICT, PLANNED UNIT DEVELOPMENT TO R-3, PUD, SINGLE FAMILY DWELLING DISTRICT, PLANNED UNIT DEVELOPMENT, ON THE FOLLOWING DESCRIBED PROPERTY, TO-WIT:  
  
26.7399 ACRES OUT OF THE NORTHWEST ONE-FOURTH OF SECTION II, H. T. & B.R.R. CO. SURVEY A-239, BRAZORIA COUNTY, TEXAS. (WILLOWICK, SECTION 2)
- IV. DIRECTOR'S REPORT
- V. ADJOURNMENT

POSTED: 20<sup>th</sup> DAY OF November, A.D., 1992 3:00 P.M.

REMOVED: 1<sup>st</sup> DAY OF December, 1992.