



**MINUTES OF A SPECIAL MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, HELD ON MONDAY, DECEMBER 7, 1992, IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARING IN THE SECOND FLOOR CONFERENCE ROOM, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS**

The meeting was called to order at 6:57 P.M. with the following present:

Chairman	Richard Tetens
Vice-Chairman	Emil Beltz
Commissioner	Helen Beckman
Commissioner	Pat Lopez
Commissioner	James K. Garner
Commissioner	Mary Starr
Division Director - Planning, Public Works & Parks	Richard Burdine
City Engineer	John Hargrove
Chief Building Official	Don Guynes
Asst. to City Secretary	Sharon Parks

Commissioner Jack Womack was absent.

**APPROVAL OF MINUTES**

It was moved by Emil Beltz, seconded by Pat Lopez, that the minutes of November 23, 1992 be accepted after James Garner's name is corrected (in the minutes it was Jack Garner).

Motion passed 5 to 0. ( Mary Starr abstained due to absence from last meeting).

**NEW BUSINESS**

**SPECIFIC USE NO. 23, REQUEST OF DON CARBONE, OWNER, FOR A SPECIFIC USE PERMIT IN AN OFFICE AND PROFESSIONAL ZONE (OP) TO CONSTRUCT A SINGLE FAMILY DWELLING AT 2305 & 2307 PARK AVENUE.**

It was noted the agenda contained a typographical error and that the number of the Specific Use should read "23".

Mary Starr made the motion that recommendation be made to Council that the request of Don Carbone be approved with a second by Helen Beckman.

Motion passed 6 to 0.

**APPLICATION NO. 33, REQUEST OF E. MAURIS HARDCASTLE, AGENT FOR RICHARD SIMPSON, OWNER, FOR AN AMENDMENT TO THE LAND USE AND URBAN DEVELOPMENT ORDINANCE OF SAID CITY FROM CLASSIFICATION GB, GENERAL BUSINESS TO C, COMMERCIAL, ON PROPERTY LOCATED AT 2900 E. BROADWAY.**

5.8891 ACRES OUT OF THE THOMAS GREEN SURVEY (2900 BLOCK OF E. BROADWAY (FM 518)).

General discussion was this change would be spot zoning, it abuts to an R-2, and it would not enhance the area.

Helen Beckman made the motion, seconded by Emil Beltz, that the Commission recommend to City Council that Application No. 33 be denied.

Motion passed 6 to 0.

**FINAL PLAT OF SUNSET MEADOWS, SECTION 2, BEING A 6.3917 ACRE TRACT OF LAND OUT OF LOT 58 OF WEST FRIENDSWOOD SUBDIVISION, VOLUME 1, PAGE 96, BRAZORIA COUNTY PLAT RECORDS AND LOCATED IN THE PERRY AND AUSTIN LEAGUE, A-111, BRAZORIA COUNTY, TEXAS.**

The Commission confirmed that all corrections have been made, the subdivision is in the county now, and it adjoins city limits. It was also noted if, at a later date, someone wanted to subdivide 9, 10, and 11, then it would have to be replatted.

Helen Beckman made the motion, seconded by Mary Starr, that the Commission approve the Final Plat of Sunset Meadows, Section 2.

Motion passed 6 to 0.

#### **DIRECTOR'S REPORT**

Division Director Richard Burdine stated that there was no report.

Motion passed 6 to 0.

**FINAL PLAT OF SUNSET MEADOWS, SECTION 2, BEING A 6.3917 ACRE TRACT OF LAND OUT OF LOT 58 OF WEST FRIENDSWOOD SUBDIVISION, VOLUME 1, PAGE 96, BRAZORIA COUNTY PLAT RECORDS AND LOCATED IN THE PERRY AND AUSTIN LEAGUE, A-111, BRAZORIA COUNTY, TEXAS.**

**ADJOURN**

The meeting adjourned at 7:10 P.M.

Minutes of the meeting approved as submitted and/or corrected this  
12<sup>th</sup> day of JANUARY, A.D, 1993.

  
Richard Tetens, Chairman

**ATTEST:**

  
Pat Jones, City Secretary

ADJOURN

The meeting adjourned at 7:10 P.M.

Minutes of the meeting approved as submitted and/or corrected this  
12<sup>th</sup> day of JANUARY, A.D, 1993.

ATTEST:

Pat Jones, City Secretary



# City of Pearland

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

December 8, 1992

Honorable Mayor and Councilmembers  
City Hall  
Pearland, Texas 77581

Re: SPECIFIC USE NO. 23, REQUEST OF DON CARBONE, OWNER, FOR A SPECIFIC USE PERMIT IN AN OFFICE AND PROFESSIONAL ZONE (OP) TO CONSTRUCT A SINGLE FAMILY DWELLING ON THE FOLLOWING DESCRIBED PROPERTY, TO-WIT:

LOTS 3 & 4, BLOCK 9, OLD TOWNSITE (2305 & 2307 PARK AVENUE)

Gentlemen:

The Planning and Zoning Commission, in a special meeting held on December 7, 1992, immediately following the joint public hearing, considered the above mentioned zone change request.

It was moved by Mary Starr, seconded by Helen Beckman, that recommendation be made to Council for Specific Use No. 23 to be approved. Motion passed 6 to 0.

This is submitted for your consideration.

Sincerely yours,

*Richard Tetens (SP)*

Richard Tetens, Chairman  
Planning & Zoning Commission

RT:sp

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, DECEMBER 7, 1992, IN THE COUNCIL CHAMBERS, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS

- I. CALL TO ORDER
- II. APPROVAL OF MINUTES: Meeting of November 23, 1992
- III. NEW BUSINESS:

- 1. CONSIDERATION AND POSSIBLE ACTION - <sup>Specific</sup> SPECIAL USE NO. 32, REQUEST OF DON CARBONE, OWNER FOR A SPECIFIC USE PERMIT IN AN OFFICE AND PROFESSIONAL ZONE (OP) TO CONSTRUCT A SINGLE FAMILY DWELLING ON THE FOLLOWING DESCRIBED PROPERTY, TO-WIT:

LOTS 3 & 4, BLOCK 9, OLD TOWNSITE (2305 & 2307 PARK AVENUE).

- 2. CONSIDERATION AND POSSIBLE ACTION - APPLICATION NO. 33, REQUEST OF E. MAURIS HARDCASTLE, AGENT FOR RICHARD SIMPSON, OWNER, FOR AN AMENDMENT TO THE LAND USE AND URBAN DEVELOPMENT ORDINANCE OF SAID CITY FROM CLASSIFICATION GB, GENERAL BUSINESS TO C, COMMERCIAL, ON THE FOLLOWING DESCRIBED PROPERTY, TO-WIT:

5.8891 ACRES OUT OF THE THOMAS GREEN SURVEY (2900 BLOCK OF E. BROADWAY (FM 518)).

- 3. CONSIDERATION AND POSSIBLE ACTION - FINAL PLAT OF SUNSET MEADOWS, SECTION 2, BEING A 6.3917 ACRE TRACT OF LAND OUT OF LOT 58 OF WEST FRIENDSWOOD SUBDIVISION, VOLUME 1, PAGE 96, BRAZORIA COUNTY PLAT RECORDS AND LOCATED IN THE PERRY AND AUSTIN LEAGUE, A-111, BRAZORIA COUNTY, TEXAS.

IV. DIRECTOR'S REPORT

V. ADJOURNMENT

WORKSHOP ON SUBDIVISION ORDINANCE TO BE HELD IMMEDIATELY FOLLOWING SPECIAL MEETING.

POSTED \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 1992, \_\_\_\_\_ P.M.

REMOVED: \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 1992, \_\_\_\_\_.

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- V. ADJOURNMENT

WORKSHOP ON SUBDIVISION ORDINANCE TO BE HELD IMMEDIATELY FOLLOWING SPECIAL MEETING.

POSTED 4<sup>th</sup> DAY OF December, A.D., 1992, 1:30 P.M.

REMOVED: 10<sup>th</sup> DAY OF December, A.D., 1992, 8:40 AM