

MINUTES OF THE REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, HELD NOVEMBER 16, 2009 AT 6:00 P.M., IN THE COUNCIL CHAMBERS, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS

CALL TO ORDER

Acting P&Z Chairperson Henry Fuertes called the meeting to order at 8:58 p.m. with the following present:

Acting P&Z Chairperson Henry Fuertes
P&Z Commissioner Neil West
P&Z Commissioner Ron Capehart
P&Z Commissioner Susan Sherrouse
P&Z Commissioner Darrell Diggs

Also in attendance were: Planning Director Lata Krishnarao, Senior Planner Angela Gantuah, Planning Technician Ian Clowes, Deputy City Attorney Nghiem Doan, and Planning Office Coordinator Judy Krajca.

APPROVAL OF MINUTES

P&Z Commissioner Ron Capehart made the motion to approve the minutes of the Regular Meeting of November 2, 2009, and P&Z Commissioner Darrell Diggs seconded.

The vote was 5-0. The minutes of November 2, 2009 were approved.

NEW BUSINESS

CONSIDERATION & POSSIBLE ACTION – FINAL PLAT OF PORTIONS OF COUNTY ROAD 58 AND SAVANNAH PARKWAY

A request by Geoffrey Freeman, Brown & Gay Engineers, Inc., for Savannah Development, Ltd., owner, for approval of a Final Plat for Portions of County Road 58 and Savannah Parkway located at the intersection of these two roads within the Pearland E.T.J. The applicant is proposing road right-of-way and the property is described as follows:

Being 12.56 acres of land located in the H.T. & B. R.R. Survey, A-302, A.C.H. & B. Survey, A-403, & J.S. Talmage Survey, A-562, Brazoria County, Texas.

Plans and Plat Administrator Richard Keller stated the applicant is requesting a Waiver of Decision for this plat.

P&Z Commissioner Ron Capehart made the motion to approve, and P&Z Commissioner Darrell Diggs seconded.

The vote was 5-0. The Final Plat of Portions of Country Road 58 and Savannah Parkway was approved.

REMOVE FROM TABLE – ZONE CHANGE NO. 2009-11Z

A request of LJA Engineering & Surveying, Inc., applicant for TexProj 2008 LLC, owner, for an amendment to Ordinance No. 2000M, the Zoning Map of the City of Pearland, for approval of a change in zoning district from classification Planned Development District (PD) to Planned Development District (PD), an amendment to the existing PD for Province Village, on the following described property, to wit:

Legal Description: Approximately a 15 acre tract of land out of the Dissen called 136.995 acre tract, recorded in Volume 505, Page 86, of the Deed of Records of Brazoria County, Texas, situated in the Thomas J. Green Survey, Abstract 198, Brazoria County, Texas, and a 26.9158 acre tract of land in the Thomas J. Green Survey, Abstract 165, Brazoria County, Texas and being a part of that certain 136.955 acre tract conveyed from Jennie J. Settlegast, et al, to W.J. Dissen by instrument recorded in Volume 505, Page 86, of the Deed of Records of Brazoria County, Texas, and 5.7375 acres of land being situated in the W.D.C. Hall Survey, Abstract No. 23, Harris county, Texas, and being out of 468.92 acre tract being more fully described in Volume 1676, Page 362 of the Deeds of Records of Harris county, Texas said 1.3366 acres in Harris County Texas.

General Location: Generally Located on the Northeast Corner of Pearland Parkway and Broadway, Pearland, TX

P&Z Commissioner Darrell Diggs made the motion to remove from table, and P&Z Commissioner Neil West seconded.

The vote was 5-0. Zone Change No. 2009-11Z was removed from table.

CONSIDERATION & POSSIBLE ACTION – ZONE CHANGE NO. 2009-11Z

A request of LJA Engineering & Surveying, Inc., applicant for TexProj 2008 LLC, owner, for an amendment to Ordinance No. 2000M, the Zoning Map of the City of Pearland, for approval of a change in zoning district from classification Planned Development District (PD) to Planned Development District (PD), an amendment to the existing PD for Province Village, on the following described property, to wit:

Legal Description: Approximately a 15 acre tract of land out of the Dissen called 136.995 acre tract, recorded in Volume 505, Page 86, of the Deed of Records of Brazoria County, Texas, situated in the Thomas J. Green Survey, Abstract 198,

Brazoria County, Texas, and a 26.9158 acre tract of land in the Thomas J. Green Survey, Abstract 165, Brazoria County, Texas and being a part of that certain 136.955 acre tract conveyed from Jennie J. Settlegast, et al, to W.J. Dissen by instrument recorded in Volume 505, Page 86, of the Deed of Records of Brazoria County, Texas, and 5.7375 acres of land being situated in the W.D.C. Hall Survey, Abstract No. 23, Harris county, Texas, and being out of 468.92 acre tract being more fully described in Volume 1676, Page 362 of the Deeds of Records of Harris county, Texas said 1.3366 acres in Harris County Texas.

General Location: Generally Located on the Northeast Corner of Pearland Parkway and Broadway, Pearland, TX

P&Z Commissioner Susan Sherrouse made the motion to approve, and P&Z Commissioner Ron Capehart seconded.

Senior Planner Angela Gantuah read the staff report and went over the list that the Commission has asked be shown in the Planned Development.

The vote was 4-0. Zone Change No. 2009-11Z was approved. P&Z Commissioner Darrell Diggs abstained from the vote.

CONSIDERATION & POSSIBLE ACTION – Zone Change No. 2009-13Z

A request by CBL and Associates, Inc., owner, for an amendment to Ordinance No. 2000M, the Zoning Map of the City of Pearland, for approval of a change in zoning district from classification Planned Development District (PD) to Planned Development District (PD), an amendment to the existing PD for Pearland Town Center, on the following described property, to wit:

Legal Description: 142.9664 acres of land out of Pearland Town Center, a subdivision of 143.6500 acres as recorded under File Number 2007008914 of the Plat Records of Brazoria County, Texas, and situated in the H.T. & B.R.R. Company Survey, Abstract 300, Section 81, City of Pearland, Brazoria County, Texas

General Location: Generally Located on the South Side of Broadway Street, on the East Side of Kirby Drive, and on the West Side of Business Center Drive.

P&Z Commissioner Ron Capehart made the motion to approve, and P&Z Commissioner Darrell Diggs seconded.

Senior Planner Angela Gantuah complimented CBL and Associates for working with staff on the signage.

Planning Director Lata Krishnarao reiterated Council's concern of signs promoting businesses that were off premise, and outside of Pearland.

P&Z Commissioner Ron Capehart commended CBL & Associates effort and work, and appreciates the concept and plan.

P&Z Commissioner Darrell Diggs asked what the review and approval guidelines would be, in order to get a sign permit.

Senior Planner Angela Gantuah responded that first, CBL would have a Planned Development Guideline; second, the sign permit must meet approval; and third, if it is irresolvable, the PD would have to be worked out.

The vote was 5-0. Zone Change No. 2009-13Z was approved.

CONSIDERATION & POSSIBLE ACTION – Conditional Use Permit No. CUP 2009-17

A request of the Mendieta Family Foods Inc., applicant for West Side Associates LTD, for a conditional use permit to allow a restaurant in the Neighborhood Services (NS) Zoning District, on the following described property, to wit:

Legal Description: Tract 1 with 2.0 acres and Tract 2 with 3.8897 acres out of Reserve "A" in the Replat of Corrigan Addition Section 1 (Volume 2, pgs 97-98 B.C.P.R) West Side Plaza Subdivision, City of Pearland, Brazoria County, Texas and that certain 3.8897 acres, more or less, out of Reserve "A", Replat of Corrigan Addition, Section One, recorded in volume 11, Page 97-98 of the Brazoria County Plat Records, Pearland, Texas.

General Location: Located at 5010 W. Broadway Street, Pearland TX

P&Z Commissioner Ron Capehart made the motion to approve, and P&Z Commissioner Susan Sherrouse seconded.

Planning Technician Ian Clowes stated the site had previously been a restaurant. Mr. Clowes expressed that Council's concern was the outside noise that might be generated, and it's affect on the neighbors.

The vote was 5-0. Conditional Use Permit No. CUP 2009-17 was approved.

CONSIDERATION & POSSIBLE ACTION – Conditional Use Permit No. CUP 2009-18

A Request of the Triad Retail Construction, Inc., applicant for Frank B. Holden & Dorothy W. Holden, owners, for a conditional use permit to allow a professional office in the Garden O'Day- Mixed Use (GO-MU) Zoning District, on the following described property, to wit:

Legal Description: Approximately .6 acres of Lot 9, Block 7, of the Hickory Creek Subdivision, Volume 1, Page 162 of the B.C.M.R. in the Brazoria County Plat Records, Brazoria County Texas

General Location: Located at 2206 O'Day Road, Pearland TX

P&Z Commissioner Ron Capehart made the motion to approve, and P&Z Commissioner Darrell Diggs seconded.

The vote was 5-0. Conditional Use Permit No. CUP 2009-18 was approved.

CONSIDERATION & POSSIBLE ACTION – Zone Change No. 2009-15Z

A request of Ron Jackson with Curry Architecture, applicant for Ross MacCammon, owner, for a change in zoning from the Single Family Residential-1 (R-1) Zoning District to the Planned Development Multi-Family (PD-MF) Zoning District, on the following described property, to wit:

Legal Description : Being a tract of land approximately 9.5171 acres in the W.D.C. Hall League, Abstract No. 70, Brazoria County, Texas and being the residue of that tract sold by None Gay Carr to Ross A. McClendon, as described in deed recorded under Brazoria county Clerk's file No. 95-022654.

General Location: Located at 2810 Dixie Farm Road, Pearland, Texas

P&Z Commissioner Ron Capehart made the motion to approve, and P&Z Commissioner Darrell Diggs seconded.

P&Z Commissioner Darrell Diggs stated that the question came up during the public hearing of who owns the property directly behind the tract shown on the location map. Mr. Ron Jackson with Curry Architecture stated the MacCammon's own the property and that the entire tract is being proposed for the zone change.

Staff and the Commission discovered that not all the property owners were notified and it was determined that the public hearing would have to be re-advertised.

P&Z Commissioner Ron Capehart made the motion to table the item, and P&Z Commissioner Darrell Diggs seconded.

The vote was 5-0. Zone Change No. 2009-15Z was tabled until after a public hearing was held.

CONSIDERATION & POSSIBLE ACTION – Zone Change No. 2009-14Z

A request of Blaire Korndorffer, applicant for Felton M and Mary C Baker, owners, for a change in zoning from the Office Professional (OP) Zoning District to the General Commercial (GC) zoning district, on the following described property, to wit:

Legal Description: Approximately 3.7561 acres of land being Lots O, R, U, and N. Replat of Pearland Pavilion Subdivision recorded in volume 17, Pages 395-398, Brazoria county Map Records, Brazoria County, Texas and being out of the H.T. & B.R.R. Company Survey, Section 2, Abstract 239, and A.C.H. & B. Survey, Section 1, Abstract 147 in Brazoria County, Texas.

General Location: Generally located at the southwest corner of Hampshire Road and Old Alvin Road, Pearland, Texas

P&Z Commissioner Susan Sherrouse made the motion to approve, and P&Z Commissioner Ron Capehart seconded.

Much discussion ensued among the Commission and Staff regarding the best use of the land.

The vote was 0-5. Zone Change No. 2009-14Z was denied.

CONSIDERATION & POSSIBLE ACTION – Conditional Use Permit No. CUP 2009-14

A request of Blaire Korndorffer, applicant for Felton M and Mary C Baker, owners, for a conditional use permit to allow office/warehouse with sales to the public in the General Commercial (GC) Zoning District, on the following described property, to wit:

Legal Description : Approximately 6.0415 acres of land being Lots K, N, O, R and U. Replat of Pearland Pavilion Subdivision recorded in volume 17, Pages 395-398, Brazoria county Map Records, Brazoria County, Texas and being out of the H.T. & B.R.R. Company Survey, Section 2, Abstract 239, and A.C.H. & B. Survey, Section 1, Abstract 147 in Brazoria County, Texas.

General Location: Generally located at the north side of Mary's Creek between SH 35 and Old Alvin, Pearland, Texas

P&Z Commissioner Susan Sherrouse made the motion to approve, and P&Z Commissioner Ron Capehart seconded.

The vote was 0-5. Conditional Use Permit No. CUP 2009-14 was denied.

CONSIDERATION & POSSIBLE ACTION – Conditional Use Permit No. CUP 2009-15

A request of Blaire Korndorffer, applicant for Felton M and Mary C Baker, owners, for a conditional use permit to allow conditioned storage in the General Commercial (GC) Zoning District, on the following described property, to wit:

Legal Description: Approximately 20.1374 acres of land being Lot V. Replat of Pearland Pavilion Subdivision recorded in volume 17, Pages 395-398, Brazoria county Map Records, Brazoria County, Texas and being out of the H.T. & B.R.R. Company Survey, Section 2, Abstract 239, and A.C.H. & B. Survey, Section 1, Abstract 147 in Brazoria County, Texas.

General Location: Generally located at the south side of Hampshire Road, Pearland, Texas

P&Z Commissioner Ron Capehart made the motion to approve, and P&Z Commissioner Darrell Diggs seconded.

P&Z Commissioner Henry Fuentes stated he was not in favor of storage.

The vote was 0-5. Conditional Use Permit No. CUP 2009-15 was denied.

DISCUSSION ITEM

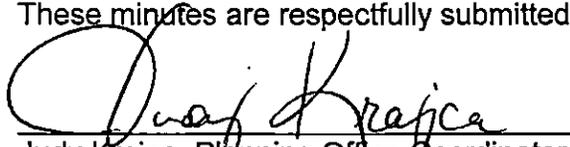
Planning Director Lata Krishnarao went over the schedule for the next Future Land Use Plan Workshop, being November 23rd, November 30th, and December 7th.

The next P&Z meeting will be on December 7, 2009, and there will not be a Joint Public Hearing in December.

ADJOURNMENT

P&Z Chairperson Jerry Koza, Jr. adjourned the meeting at 10:46 p.m.

These minutes are respectfully submitted by:


Judy Krajca, Planning Office Coordinator

Minutes approved as submitted and/or corrected on this 7th day of December 2009,
A.D.



P&Z Chairperson Jerry Koza, Jr.

@6:32 PM
P&Z
Henry voted as acting chair.

Henry
Ron
Susan

NEEL
Darrell

11/16/09

AGENDA - REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, TO BE HELD NOVEMBER 16, 2009 AT 6:30 P.M., IN THE 2ND FLOOR CONFERENCE ROOM, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS

Henry - acting Chair

I. CALL TO ORDER 8:58 PM

II. APPROVAL OF MINUTES Regular Meeting of November 2, 2009

III. NEW BUSINESS Ron - m / Darrell - 2nd
5-0 approved.

A. CONSIDERATION & POSSIBLE ACTION - FINAL PLAT OF PORTIONS OF COUNTY ROAD 58 AND SAVANNAH PARKWAY

RK ~~read~~ stated request for waiver of Decision
A request by Geoffrey Freeman, Brown & Gay Engineers, Inc., for Savannah Development, Ltd., owner, for approval of a Final Plat for Portions of County Road 58 and Savannah Parkway located at the intersection of these two roads within the Pearland E.T.J. The applicant is proposing road right-of-way and the property is described as follows:

Being 12.56 acres of land located in the H.T. & B. R.R. Survey, A-302, A.C.H. & B. Survey, A-403, & J.S. Talmage Survey, A-562, Brazoria County, Texas.

Ron - m / Darrell - 2nd
5-0 approved.

B. REMOVE FROM TABLE - ZONE CHANGE NO. 2009-11Z

A request of LJA Engineering & Surveying, Inc., applicant for TexProj 2008 LLC, owner, for an amendment to Ordinance No. 2000M, the Zoning Map of the City of Pearland, for approval of a change in zoning district from classification Planned Development District (PD) to Planned Development District (PD), an amendment to the existing PD for Province Village, on the following described property, to wit:

Darrell - m / Neil - 2nd

Legal Description: Approximately a 15 acre tract of land out of the Dissen called 136.995 acre tract, recorded in Volume 505, Page 86, of the Deed of Records of Brazoria County, Texas, situated in the Thomas J. Green Survey, Abstract 198, Brazoria County, Texas, and a 26.9158 acre tract of land in the Thomas J. Green Survey, Abstract 165, Brazoria County, Texas and being a part of that certain 136.955 acre tract conveyed from Jennie J. Settlegast, et al, to W.J. Dissen by instrument recorded in Volume 505, Page 86, of the Deed of Records of Brazoria County, Texas, and 5.7375 acres of land being situated in the W.D.C. Hall Survey, Abstract No. 23, Harris county, Texas, and being out of 468.92 acre tract being more fully described in Volume 1676, Page 362 of the Deeds of Records of Harris county, Texas said 1.3366 acres in Harris County Texas.

5-0 approved

General Location: Generally Located on the Northeast Corner of Pearland Parkway and Broadway, Pearland, TX

C. CONSIDERATION & POSSIBLE ACTION – ZONE CHANGE NO. 2009-11Z

Susan M / Ron - 2nd

A request of LJA Engineering & Surveying, Inc., applicant for TexProj 2008 LLC, owner, for an amendment to Ordinance No. 2000M, the Zoning Map of the City of Pearland, for approval of a change in zoning district from classification Planned Development District (PD) to Planned Development District (PD), an amendment to the existing PD for Province Village, on the following described property, to wit:

Angela read staff rpt. and went over the PEZ commission requested to be shown in PD.
Legal Description: Approximately a 15 acre tract of land out of the Dissen called 136.995 acre tract, recorded in Volume 505, Page 86, of the Deed of Records of Brazoria County, Texas, situated in the Thomas J. Green Survey, Abstract 198, Brazoria County, Texas, and a 26.9158 acre tract of land in the Thomas J. Green Survey, Abstract 165, Brazoria County, Texas and being a part of that certain 136.955 acre tract conveyed from Jennie J. Settlegast, et al, to W.J. Dissen by instrument recorded in Volume 505, Page 86, of the Deed of Records of Brazoria County, Texas, and 5.7375 acres of land being situated in the W.D.C. Hall Survey, Abstract No. 23, Harris county, Texas, and being out of 468.92 acre tract being more fully described in Volume 1676, Page 362 of the Deeds of Records of Harris county, Texas said 1.3366 acres in Harris County Texas.

4-0 approval (1 abstention (Darrell))

General Location: Generally Located on the Northeast Corner of Pearland Parkway and Broadway, Pearland, TX

D. CONSIDERATION & POSSIBLE ACTION – Zone Change No. 2009-13Z

Ron - M / Darrell - 2nd

A request by CBL and Associates, Inc., owner, for an amendment to Ordinance No. 2000M, the Zoning Map of the City of Pearland, for approval of a change in zoning district from classification Planned Development District (PD) to Planned Development District (PD), an amendment to the existing PD for Pearland Town Center, on the following described property, to wit:

Angela complimented CBL for working w/ staff and giving staff say on the type of signs to be put up.
Legal Description: 142.9664 acres of land out of Pearland Town Center, a subdivision of 143.6500 acres as recorded under File Number 2007008914 of the Plat Records of Brazoria County, Texas, and situated in the H.T. & B.R.R. Company Survey, Abstract 300, Section 81, City of Pearland, Brazoria County, Texas

General Location: Generally Located on the South Side of Broadway Street, on the East Side of Kirby Drive, and on the West Side of Business Center Drive.

Data reiterated Council's concern of signs promoting signage advertising off premise signs & out of Pearland advertising

Ron commended CBL's effort & work.
Appreciates concept & Plan

Darrell asked what review & approval of permits
guidelines

Angela

1) 1st CBL ^{PD} guideline

2) Sign ~~off~~ permit - must meet approval.

3) if unresolvable, would have to work
out PD.

5-0 approval

E. CONSIDERATION & POSSIBLE ACTION – Zone Change No. 2009-14Z

Susan-M

A request of Blaire Korndorffer, applicant for Felton M and Mary C Baker, owners, for a change in zoning from the Office Professional (OP) Zoning District to the General Commercial (GC) Zoning district, on the following described property, to wit:

Ron-2nd

much discussion ensued

Legal Description: Approximately 3.7561 acres of land being Lots O, R, U, and N. Replat of Pearland Pavilion Subdivision recorded in volume 17, Pages 395-398, Brazoria county Map Records, Brazoria County, Texas and being out of the H.T. & B.R.R. Company Survey, Section 2, Abstract 239, and A.C.H. & B. Survey, Section 1, Abstract 147 in Brazoria County, Texas.

re: best use of the land.

VOTE:

0-5 denied

General Location: Generally located at the southwest corner of Hampshire Road and Old Alvin Road, Pearland, Texas

F. CONSIDERATION & POSSIBLE ACTION – Zone Change No. 2009-15Z

Ron-M / Darrell-2nd

A request of Ron Jackson with Curry Architecture, applicant for Ross MacCammon, owner, for a change in zoning from the Single Family Residential-1 (R-1) Zoning District to the Planned Development Multi-Family (PD-MF) Zoning District, on the following described property, to wit:

Legal Description : Being a tract of land approximately 9.5171 acres in the W.D.C. Hall League, Abstract No. 70, Brazoria County, Texas and being the residue of that tract sold by None Gay Carr to Ross A. McClendon, as described in deed recorded under Brazoria county Clerk's file No. 95-022654.

Angela reiterated staff comments and discussed council concern w/ oversaturation of mkt.

General Location: Located at 2810 Dixie Farm Road, Pearland, Texas

Susan feels it is a good use for location. Parking is a concern

G. CONSIDERATION & POSSIBLE ACTION – Conditional Use Permit No. CUP 2009-14

A request of Blaire Korndorffer, applicant for Felton M and Mary C Baker, owners, for a conditional use permit to allow office/warehouse with sales to the public in the General Commercial (GC) Zoning District, on the following described property, to wit:

Susan-M / Ron-2nd

Legal Description : Approximately 6.0415 acres of land being Lots K, N, O, R and U. Replat of Pearland Pavilion Subdivision recorded in volume 17, Pages 395-398, Brazoria county Map Records, Brazoria County, Texas and being out of the H.T. & B.R.R. Company Survey, Section 2, Abstract 239, and A.C.H. & B. Survey, Section 1, Abstract 147 in Brazoria County, Texas.

Moved EGH to end

Questions came up by Mr. Diggs of who property behind this tract. Ron Jackson states the prop. goes at the way to the back. Therefore, it was discovered that not all owners were notified. Must read vert. se.

0-5 denied

F. Continued
Instead of pouring more concrete,
use impervious space w/ green parking.

Darrell M/Neil - 2/10
to table

5.0

General Location: Generally located at the north side of Mary's Creek between SH 35 and Old Alvin, Pearland, Texas

H. CONSIDERATION & POSSIBLE ACTION – Conditional Use Permit No. CUP 2009-15

Ron-M / Darrell-2nd

A request of Blaire Korndorffer, applicant for Felton M and Mary C Baker, owners, for a conditional use permit to allow conditioned storage in the General Commercial (GC) Zoning District, on the following described property, to wit:

Henry not in favor of storage

Legal Description: Approximately 20.1374 acres of land being Lot V. Replat of Pearland Pavilion Subdivision recorded in volume 17, Pages 395-398, Brazoria county Map Records, Brazoria County, Texas and being out of the H.T. & B.R.R. Company Survey, Section 2, Abstract 239, and A.C.H. & B. Survey, Section 1, Abstract 147 in Brazoria County, Texas.

0-5 denied

General Location: Generally located at the south side of Hampshire Road, Pearland, Texas

I. CONSIDERATION & POSSIBLE ACTION – Conditional Use Permit No. CUP 2009-17

Ron-M / Susan-2nd

A request of the Mendieta Family Foods Inc., applicant for West Side Associates LTD, for a conditional use permit to allow a restaurant in the Neighborhood Services (NS) Zoning District, on the following described property, to wit:

San stated site had been a restaurant in past. This will be less intensive.

Legal Description : Tract 1 with 2.0 acres and Tract 2 with 3.8897 acres out of Reserve "A" in the Replat of Corrigan Addition Section 1 (Volume 2, pgs 97-98 B.C.P.R) West Side Plaza Subdivision, City of Pearland, Brazoria County, Texas and that certain 3.8897 acres, more or less, out of Reserve "A", Replat of Corrigan Addition, Section One, recorded in volume 11, Page 97-98 of the Brazoria County Plat Records, Pearland, Texas.

concern from comm. is the noise

5-0 approved.

General Location: Located at 5010 W. Broadway Street, Pearland TX

J. CONSIDERATION & POSSIBLE ACTION – Conditional Use Permit No. CUP 2009-18

Ron-M / Darrell-2nd

A Request of the Triad Retail Construction, Inc., applicant for Frank B. Holden & Dorothy W. Holden, owners, for a conditional use permit to allow a

professional office in the Garden O'Day- Mixed Use (GO-MU) Zoning District, on the following described property, to wit:

Legal Description: Approximately .6 acres of Lot 9, Block 7, of the Hickory Creek Subdivision, Volume 1, Page 162 of the B.C.M.R. in the Brazoria County Plat Records, Brazoria County Texas

General Location: Located at 2206 O'Day Road, Pearland TX

K. DISCUSSION ITEM

Schedule of Future Land Use Plan Workshops
Next P&Z Meeting
No JPH or P&Z

Nov 23 Nov 30
To be discussed Dec 7
December 7, 2009
December 21, 2009

IV. ADJOURNMENT 10:46 pm

This site is accessible to disabled individuals. For special assistance, please call Young Lorfing, City Secretary, at 281-652-1655 prior to the meeting so that appropriate arrangements can be made.

I, Judy Krajca, Planning Secretary of the City of Pearland, Texas, do hereby certify that the foregoing agenda was posted in a place convenient to the general public at City Hall on the 12th day of November 2009 A.D., at 5:30 p.m.

Judy Krajca, Planning Office Coordinator

Agenda removed _____ day of November 2009 A.D.

Ron not
avail
11/30

Darrell }
Henry } 11/23
Neil } avail.
Susan }

Ron }
Jerry } unavailable
11/23



November 9, 2009

City of Pearland
Planning Department
Attn: Judy Krajca
3523 Liberty Drive
Pearland, Texas 77581

Re: **Portions of County Road 58 & Savannah Parkway**

Dear Planning & Zoning Commission/Planning Director:

Please accept for consideration the following request for waiver of decision time pursuant to Section 3.1.1.4. (b) of Pearland's UDC. Brown & Gay Engineers hereby request an additional 10 days (no fewer than the number of days until P&Z's next scheduled meeting and no more than 40) before the Planning & Zoning Commission must act upon the plat known as Portions of County Road 58 & Savannah Parkway. This extension is for further review of plat.

Brown & Gay Engineers agrees that the above waiver, if granted, shall be construed as tolling the official filing date of the above plat by the number of days granted pursuant to this request.

Please call me if you have any questions or need any additional information.

Sincerely,

A handwritten signature in black ink, appearing to read 'G. Freeman', with a long horizontal line extending to the right.

Geoffrey A. Freeman
Project Platting Manager

L:\PLATTING PROJECTS\cm021\02137\02137-5T\CORRESPONDENCE\LETTERS\2009-11-09_02137-5T_Waiver.doc



MEMO

TO: PLANNING & ZONING COMMISSION

FROM: JUDY KRAJCA, PLANNING ADMINISTRATIVE SECRETARY

DATE: November 12, 2009

RE: Outline of November 16, 2009 Meeting

The evening will begin with dinner arriving at 5:15 p.m. The menu is:

Kelley's Country Kitchen

Meatloaf
Various Sides
Dessert

P&Z Agendas Posted:

6:30 p.m. Joint Public Hearings
6:30 p.m. P&Z Regular Meeting

Council Chambers, City Hall
2nd Floor Conference Room, City Hall

City Council's Agendas Posted:

6:15 p.m. Special Meeting
6:30 p.m. Joint Public Hearings

Executive Session
Council Chambers, City Hall

Your USB flash-drive has the JPH agenda and all attachments, and the P&Z agenda. Also on your USB flash-drive is Council's Executive Session agenda.

During the discussion portions of P&Z, Lata will speak about the upcoming Land Use Plan Workshops and future dates.