

**AGENDA – REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND TO BE HELD MONDAY, JULY 9, 2001 IN THE SECOND FLOOR CONFERENCE ROOM IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARING, 3519 LIBERTY DRIVE, PEARLAND, TEXAS.**

**I. CALL TO ORDER**

**II. NEW BUSINESS**

**A. CONSIDERATION & POSSIBLE ACTION – ZONING APPLICATION NO. 979**

Request of owners for an amendment to the Land Use and Urban Development Ordinance of said City from classification Single Family Dwelling District (R-2) to Mobile Home District Planned Unit Development (MH PUD) in the following described property, to wit:

**1. Zoning Application No. 979**

**Legal Description:** Lot 15, H.T. & B.R.R. Co. survey, Section 6, A-544, Brazoria Co., TX, according to the Map or Plat thereof recorded in Vol. 136, pg 501, deed records of Brazoria Co., TX (13260 Hatfield)

**Owner:** Douglas Wayne Stahlherber  
13811 Eiker Road  
Pearland, TX 77581

**III. NEXT MEETING DATES:**

July 16, 2001 (Regular Meeting)

**IV. ADJOURNMENT**

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

Posted \_\_\_\_\_ Day of \_\_\_\_\_, 2001 A. D.

Removed \_\_\_\_\_ Day of \_\_\_\_\_, 2001 A. D.

## Planning and Zoning Commission

---

**MINUTES – REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND HELD MONDAY, JULY 9, 2001, IN THE SECOND FLOOR CONFERENCE ROOM IMMEDIATELY FOLLOWING THE JOINT PUBLIC HEARING, 3519 LIBERTY DRIVE, PEARLAND, TEXAS.**

### **I. CALL TO ORDER**

The meeting was called to order at 7:58 PM with the following present:

Chairperson	Charles Viktorin
Vice-Chairperson	Donald Glenn
Commissioner	Todd Iocco
Commissioner	Robert Scherrer
Commissioner	Russ Selemon
Executive Director of Community Services	Tobin Maples
City Attorney	Darrin Coker
Secretary	Mona Ann Phipps

### **II. NEW BUSINESS**

#### **A. CONSIDERATION & POSSIBLE ACTION – ZONING APPLICATION NO. 979**

Request of owners for an amendment to the Land Use and Urban Development Ordinance of said City from classification Single Family Dwelling District (R-2) to Mobile Home District Planned Unit Development (MH PUD) in the following described property, to wit:

Legal Description: Lot 15, H.T. & B.R.R. Co. survey, Section 6, A-544 Brazoria Co., TX, according to the map or Plat thereof recorded in Vol. 136, pg 501, deed records of Brazoria Co., TX (13260 Hatfield)

Owner: Douglas Wayne Stahlherber  
13811 Eiker Road  
Pearland, TX 77581

Vice-Chairperson Donald Glenn made a motion, seconded by Commissioner Todd Iocco, to recommend denial of Zone Change Application No. 979.

## Planning and Zoning Commission

---

Commissioner Robert Scherrer stated that it is not the responsibility of this Board to make changes to the Comprehensive Plan. He added that if Council wants to vary from the approved plan, that is within their realm to do so. However, the Planning and Zoning Commission should comply with the Comprehensive Plan.

Commissioner Russ Selemon concurred.

Commissioner Todd Iocco stated that he has no doubt that the project would be nice. He added that the property is already zoned R-2 and should remain as such. He also stated that there was no mention of a traffic analysis for this project. He explained that he would be concerned with the additional traffic that the project would add to Hatfield Road.

Vice-Chairperson Donald Glenn stated that it is not good planning to change to a more dense zoning classification because of the traffic and drainage issues.

Chairperson Charles Viktorin explained that based on the existing property that the owner operates, he feels that this would be a high quality project. He explained people should not be denied a place to live because it is not of higher value. He added that some people expressed concern about the tax base of a mobile home park, however, a normal home does not pay for itself either and a better mix of zoning diversity would solve this problem.

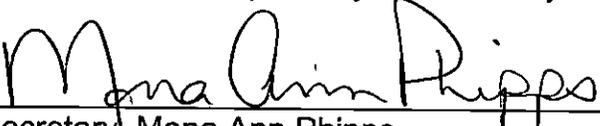
Motion to deny passed 4 to 1 (Chairperson Charles Viktorin voting against).

### III. NEXT MEETING DATES:

### IV. ADJOURNMENT

The meeting adjourned at 8:05 PM.

These minutes respectfully submitted by:

  
Secretary, Mona Ann Phipps

Planning and Zoning Commission

---

Minutes approved as submitted and/or corrected this 6 day of AUG,  
2001.



---

Chairperson, H. Charles Viktorin

**MEMBERS OF THE PLANNING & ZONING COMMISSION  
(3 YEAR TERM)  
(2 TERMS ALLOWED)  
as of 04/01**

<u>MEMBER</u>	<u>TERM EXPIRES</u>	<u>PHONE #'S</u>
<span style="color:red">Yes</span> H. CHARLES VIKTORIN, Chairman 2905 Smith Road Pearland, TX 77584	November, 2002	Home: 281-485-4111 Mobile: 281-413-1844 Work: 281-997-3438 Fax: 281-997-3728
<span style="color:red">Yes</span> DONALD GLENN, Vice-Chairman 1112 Gulfton Pearland, TX 77581	March, 2002	Home: 281-996-1809 Office: 713-892-0340 Fax: 713-892-0380
<span style="color:red">Yes</span> TODD IOCCO 3510 Shadycrest Pearland, TX 77581	March, 2002	Office: 281-997-3747 Mobile: 281-923-8633 Fax: 281-403-1433
<span style="color:red">Yes</span> ROBERT SCHERRER 5315 Colonial Drive Pearland, TX 77584	April, 2004	Office: 713-529-3992 Fax: 713-529-8161
<span style="color:red">Yes</span> RUSS SELEMON 2312 John Pearland, TX 77581	November, 2002	Office: 409-766-6445 Home: 281-996-9785 Fax: 409-766-6541