BScherrer@dkapl.com

4/28/03 P+Z Meeting

I Call to order
Meeting called to order @ 6:41 PM
Ray, Russ, Robert Ruby

II.
(A) Zone Change app. # 1094 w/ SU.126

Ruby made a motion to approve
w/ a second by Ray Bacon.

Theresa gave brief description.
Cane repair + storage

annexed as existing Business
and need to expand or
refinance have to have zoning

Robert wanted clarification. on location
need SU permit to store
heavy equipment.

Theresa they can continue as a
business but need

Approved 4-0

(B) Zone Change 1095

Robert made a motion to approve.
Ray seconded

Robert read of request to change to car lots, any kind of car lot can be used as ~~used~~ commercial.

~~Rules were~~

Does all car sales fall into Comm. versus GB

Theresa could have went with GB, as far as concrete & asphalt no ~~B~~ rock

Ngheim either non conforming uses or done illegally.

Motion to approve passed 4-0

(C) Zone Change App. NO 1096

Ray made a motion to approve
Ruby made a second.

Motion passes 4-0

(D) ZC # 1100

Theresa gave description.

Ruby made a motion
Ray w/ second

4-0 approve

(E) Zone Change No. 1104

Theresa gave brief description

Motion adjourned @ 6:55pm
readjourned @ 7:00 pm

Russ gave a recap of JPH

3 items ① shared parking or owners association ② overall coverage to be 70%. tract 3 @ 90% and the rest @ 70% ③ # of parking spaces proposed 200 parking spaces.

Robert Scherrer w/ new additional of building should be in concern w/ keeping the same as existing use.

Russ - putting more strain on more parking w/ more additional square footage.

when Todd called Russ (me) could pass his concern on about parking.

Make a motion to deny request ~~to create the PUD~~ Ruby seconded

see top. Robert Scherrer discussed @ JPH appears the purpose of PUD to allow property to be used, this PUD ignores the purpose of the PUD in the first place. #2 didn't tunnie their

would be sufficient parking w/ what is existing now.

Ray parking has always been an issue.

Robert stated they had sufficient space to add to parking.

Ruby real concern about parking and have made other entities meet parking requirements.

Russ stated 278 parking spaces w/ current PUD.
(see tape).

Robert their is no off street parking

Russ ~~their is a concern~~ good for this particular property, but could set a presidence for future PUD's.

Ray placed old Towne Site for my pet area.

Russ out of scope of this area.

TAPE

Russ look at 30-50 year time frame
adequate space + green space

Robert a good idea and good plan.
tape since we can dictate what is in a PUD
~~[illegible]~~

Russ all items not addressed in PUD that we see concerning.

Motion to deny passes 4-0 Robert seconded by Ruby

(E) Zone Change 1102

Theresa gave brief description

Ray made a motion to deny
Robert made a second

Ray its a complete dump and dont see any changes

Robert interesting dilema, approving 2c may improve property, but its not in keeping w/ comprehensive plan and not in keeping w/ area.

Russ not ~~to~~ consistent w/ comprehensive plan.

Bill Hubbard, owner One thing that has come up is the sewer & City has approved a gravity flow as soon as its done we will connect. Bad septic system.

I know sewer is a problem. & music

Russ were to provide input to City Council our marching orders is the comp. plan.

I have to see it 20 to 30 years down the line. MH does not fit into comp. plan

Bill - always been a trailer park hard to fix up and make nice with out adding on to it.

~~Russ - that is on individual tracts~~

Robert - are allowed to continue on w/ usage and not in keeping w/ comprehensive plan. no point in annexing property

Sell tape!

Bill, if a natural disaster comes & ruins more than 50% unless you get the zoning than you could not replace w/ mobile home.

Robert stick to guidelines and keep uniformality.

Bill - if it was fixed up properly and came back again.

~~[illegible]~~

~~[illegible]~~ Ruby not looking @ the trailer park

see tape

Bill Hubbard

Ruby my decision is not based.

Motion to deny passes 4-0

(F) Zone change 1098 SD

Ray motion to approve

Ruby seconded

motion to approve passes 4-0

(G) 2C # 1099 SD-R1

Robert Made a motion to approve.

Ray seconded

approved 4-0

(H) ~~B~~ 2C #1101

Robert Scherrer

Ruby seconded

isn't this the crown jewel of Pearland.

4-0 approved

adjourned @ 7:37