JPH 11/17/03

I. Call to Order @ 6:30pm

Tobin Maples gave a description on the process of a Joint Public Hearing.

ZC # 1135

II. Call to Order @ 6:45pm.

II read into the record.

III. (A) Tobin Maples request to zone @ Harkey and Larrycrest Dr. annexed in and zoned SD and for the 1st time ~~will~~ applying for ZC. all grandfather issues at this property have expired. Comp plan recommends low density, and doesn't meet the intent of our long range plan. Staff recommends denial & could impose intrusive situations. none in supp or opp. If zoning (B) is approved, on the NE property line adjacent to residential required to bul

Prior utilized a grocery store.

(B) Billy Davis, 3318 CR89 #5, Pearland, Tx
~~[illegible]~~ purchased in 93 and closed
in 2001, Grocery Store & deli.
City Closed road for 4 months and
couldn't keep the business open.
Store has been there since 89,
access for handicap & paving.
Many areas adjacent to property
are businesses, next door tree farm,
cottonwood, an Aubrell storage
facility, and mobile home.
Bought the property as commercial,
have used as comm. and
would like to continue using as
commercial.

IV. none

V. none

VI adjourned @ 6:55 pm

2C # 1133

I. Called to order @ 6:55pm

II. Todd Elocco read into the record.

III. (A) Tobin Maples gave a brief description of surrounding properties. develop into a business park, therefore development is consistent w/ the ~~surrounding~~ long range plan. adjacent None in Supp or Opp. Existing auto repair facility, East new retail and professional office space. May be required to do a TIA study. 120 ft ROW, for future ded. or widening. Staff Recommend approval.

(B) NONE

IV. NONE

Larry Marcott

V. Does ROW ded. pertain to Hillhouse Rd.

Tobin yes it could one if they have to plat and two if the TIA Study comes back indicating.

VI adjourned 7:00pm

ZC # 1134

I. called to order @ 7:01pm
II. Read into the record.

III. (A) Intend to utilize for non residential uses. We approved a SU application to place a mobile home. Proposed rezoning is consistent w/ the Cities long range plan. TIA may require development. Three Public comment
① Darryl Lynn Hobbard See Public
Arthur Jay & Mary Bush
Mr. & Mrs. Golafice

forms in support. ~~[illegible]~~ manufactured home would be able to stay and should a natural disaster happen, they would not be able to replace the mobile home w/out going through zoning again

(B) None

IV. None

V. Larry Marcotte, MR Partain tried to get M1 and finally got GB. I think we are not being consistant. Mr. Golfice tried to get GB and got turned down, we need to be consistent.

Tobin were it recommends GB, and rec. zoning districts.

See tape!

The lots dont meet the area lot width for comm.

Tobin Maples, ~~[illegible]~~

Ruby Sandars, does the owners know if about the mobile home, if a disaster happens

Tobin, yes they've been notified.

VI. adjourned @ 7:13pm

SU #129

I. called to order @ 7:13pm

II read into record.

III. (A) John Maples app for SU, currently zoned commercial. gave brief description of surrounding properties. asking for SU to expand mini-warehouse, bring property into compliance, are asking for reduced side set back, immediately to west, is OP and diff zone you have to ~~and~~ maintain 25ft therefore request a 5ft set back, keep it consistent none in supp. or opp. Recommend office, and is not consistent staff recommends app. even though not consistent.

(B) none

IV. none

V. Larry Marcott, same prop. were they have encroached on city property, concerned about drainage, would like how many zone changes have been on this property.

Mayor is 518 120 ft ROW

Alan I believe it is 100ft.
If there not platting they will not be required to ded. ROW, unless a TIA requires add. dedication.

VI. Adjourned @ 7:21 pm.