

**MINUTES OF A REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, HELD ON NOVEMBER 1, 1993, AT 7:00 P.M. IN THE COUNCIL CHAMBERS, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS**

The meeting was called to order at 7:00 p.m. with the following present:

Chairman	Richard Tetens
Vice Chairman	Emil Beltz
Commissioner	Jack Womack
Commissioner	Helen Beckman
Commissioner	Pat Lopez
Commissioner	Robert Larsen
Chief Building Official	Don Guynes
Assistant to City Secretary	Sharon Parks

Those absent from the meeting were Division Director Richard Burdine and City Engineer John Hargrove.

**APPROVAL OF MINUTES**

Commissioner Helen Beckman made the motion, seconded by Commissioner Emil Beltz, to approve the minutes of October 21, 1993.

Motion passed 5 to 0 with Commissioner Robert Larsen abstaining.

**NEW BUSINESS**

**FINAL PLAT OF GREENWOOD - BEING 8.1842 ACRES OUT OF LOTS 64 & 65 OF THE GEORGE W. JENKINS SUBDIVISION, VOLUME 79, PAGE 616, BRAZORIA COUNTY DEED RECORDS IN THE W.D.C. HALL LEAGUE, ABSTRACT NO. 70, PEARLAND, BRAZORIA COUNTY, TEXAS**

Al Lentz stated that this was originally presented as Clear Creek Professional Park. There are two reserves in this subdivision. One is the detention facility which will serve this subdivision and Dixie Wood Subdivision and the other reserve is zoned as general business.

A brief discussion of reserves, right-of-ways, lots that back up to the pipeline, drainage ponds and the possibility of townhomes.

Chief Building Official, Don Guynes, representing Div. Dir. Richard

Burdine, stated that Staff recommends approval of Greenwood.

Commissioner Helen Beckman made the motion, seconded by Commissioner Pat Lopez, to approve the Final Plat of Greenwood.

Motion passed 6 to 0.

**FINAL PLAT OF DIXIE WOODS, SECTION ONE, PHASE ONE - BEING 21.2853 ACRES OUT OF LOTS 64,65,66,67, & 68 OF THE GEORGE W. JENKINS SUBDIVISION, VOLUME 79, PAGE 616, BRAZORIA COUNTY DEED RECORDS IN THE W.D.C. HALL LEAGUE, ABSTRACT NO. 70, PEARLAND, BRAZORIA COUNTY, TEXAS**

Al Lentz gave a brief explanation of the plat and the pipelines on it.

A discussion followed regarding number of entrances, retention ponds, capped wells, any Environmental Protection Agency problems (none), proximity of well sites to lots and testing on slush pits.

Commissioner Emil Beltz made the motion, seconded by Commissioner Robert Larsen, to approve the Final Plat of Dixie Woods, Section, One, Phase One.

Motion passed 6 to 0.

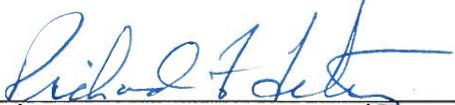
**DIRECTOR'S REPORT**

None.

**ADJOURNMENT**

The meeting adjourned at 7:25 p.m.

Minutes approved as submitted and/or corrected this 22<sup>nd</sup> day of NOVEMBER A.D., 1993.

  
Richard Tetens, Chairman

ATTEST:

  
Pat Jones, City Secretary

Oct. 27-93

Dear Pat Jones,

Please consider this  
my resignation on the  
Planning & zoning Board.

Thanks

Patricia L. Lerner

Hand Delivered  
to my home on 10-28-93.

Pat Jones  
City Sec

cc: Council  
pttc

Ps 3 Bond

Sharon —

Please schedule a

PTZ Meeting for

~~2nd floor conf rm~~  
Nov. 1. Also include a  
note to ~~not~~ mark their  
calendars for a Nov. 22

Joint Council/PTZ

Workshop on the Park

Master Plan.

pid

~~2nd floor~~



# City of Pearland

3519 Liberty Drive • Pearland, Texas 77581-5416  
(713) 485-2411 • Fax (713) 485-8764

*Advance  
notice  
C.C. 1/12*

## NOTICE OF A JOINT PUBLIC HEARING OF THE CITY COUNCIL

AND

## THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS

Notice is hereby given that on the 22nd day of November, 1993, at 7:00 P.M., the City Council and the Planning and Zoning Commission of the City of Pearland, Brazoria and Harris Counties, Texas, will conduct a Joint Public Hearing in the Council Room, City Hall, 3519 Liberty Drive, Pearland, Texas, on the request of Robert Ellis, Owner, for a Specific Use Permit in a Commercial District (C) to allow light welding and fabrication on the following described property, to-wit:

3839 Halik, Tract 43, Section 2, Pearland,  
Texas

At said hearing all interested parties shall have the right and opportunity to appear and be heard on the subject.

*Pat Jones (sp)*  
\_\_\_\_\_  
Pat Jones, City Secretary

SPECIFIC USE NO. 29

**AGENDA - REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PEARLAND, TEXAS, TO BE HELD ON NOVEMBER 1, 1993, AT 7:00 P.M. IN THE COUNCIL CHAMBERS, CITY HALL, 3519 LIBERTY DRIVE, PEARLAND, TEXAS**

- I. CALL TO ORDER**
- II. APPROVAL OF MINUTES: Meeting of October 21, 1993**
- III. NEW BUSINESS**

✓ A. CONSIDERATION AND POSSIBLE ACTION - Final Plat of Greenwood - Being 8.1842 acres out of Lots 64 & 65 of the George W. Jenkins Subdivision, Volume 79, Page 616, Brazoria County Deed Records in the W.D.C. Hall League, Abstract No. 70, Pearland, Brazoria County, Texas.

B. CONSIDERATION AND POSSIBLE ACTION - Final Plat Dixie Woods, Section One, Phase One - Being 21.2853 acres out of Lots 64, 65, 66, 67, & 68 of the George W. Jenkins Subdivision, Volume 79, Page 616, Brazoria County Deed Records in the W.D.C. Hall League, Abstract No. 70, Pearland, Brazoria County, Texas.

*Check  
on map  
(Blank !!)*

- IV. DIRECTOR'S REPORT**
- V. ADJOURNMENT**

**N O T I C E**

There will be a Joint Workshop of the City Council and Planning & Zoning Commission regarding the Park Master Plan on November 22, 1993.

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POSTED: 29<sup>th</sup> DAY OF October A.D., 1993 4:15 P.M.  
REMOVED: 5<sup>th</sup> DAY OF November A.D., 1993.