Minutes of the Houston Planning Commission

(A CD/DVD of the full proceedings is on file in the Planning and Development Department)

June 22, 2017
Meeting held in
Council Chambers, Public Level, City Hall Annex
2:30 p.m.

Call to Order
Chair Martha L. Stein called the meeting to order at 2:32 p.m. with a quorum present.

Martha L. Stein, Chair
M. Sonny Garza, Vice Chair
Susan Alleman
Bill Baldwin
Fernando Brave
Antoine Bryant
Lisa Clark
Algenita Davis
Mark A. Kilkenny
Lydia Mares
Paul R. Nelson
Linda Porras-Pirtle
Shafik Rifaat
Megan R. Sigler
Eileen Subinsky
Zafar Tahir
Meera D Victor
Shaukat Zakaria
Mark Mooney for
   The Honorable James Noack
Charles O. Dean for
   The Honorable Robert E. Herbert
Raymond Anderson for
   The Honorable Ed Emmet

   Absent

   Arrived at 2:33 p.m. during Director's Report
   Arrived at 2:36 p.m. during Director's Report
   Arrived at 2:35 p.m. during Director's Report
   Arrived at 2:36 p.m. during Director's Report
   Absent

   Absent

   Left at 3:11 p.m. during item #97
   Arrived at 2:54 p.m. during item #91

EXOFFICIO MEMBERS

Carol A. Lewis
Karun Sreerama P.E.
Dawn Ullrich
Carrin F. Patman

DIRECTOR'S REPORT
The Director's Report was given by Patrick Walsh, Director, Planning and Development Department.
APPROVAL OF THE JUNE 8, 2017 PLANNING COMMISSION MEETING MINUTES
Commission action: Approved the June 8, 2017 Planning Commission meeting minutes.
    Motion: Rifaat        Second: Bryant        Vote: Carries        Abstaining: Clark

I. PRESENTATION AND CONSIDERATION OF THE REMAINDER OF 2017 SUBMITTAL SCHEDULE FOR CHAPTER 26 PARKING VARIANCES AND SPECIAL PARKING AREA ITEMS
Staff recommendation: Approve staff's recommendation for item I.
Commission action: Approved staff's recommendation for item I.
    Motion: Baldwin        Second: Alleman        Vote: Unanimous        Abstaining: None

II. PLATING ACTIVITY (Consent and Replat items A and B, 1 – 83)
Items removed for separate consideration: 2, 43, 54, 74, 75, 76 and 79.
Staff recommendation: Approve staff's recommendation for items 1 – 83 subject to the CPC 101 form conditions.
Commission action: Approved staff's recommendation for items 1 - 83 subject to the CPC 101 form conditions.
    Motion: Subinsky        Second: Clark        Vote: Unanimous        Abstaining: None
Commissioners Alleman recused herself.
Staff recommendation: Approve staff's recommendation for item(s) 2, 43, 54, 75, 76 and 79 subject to the CPC 101 form conditions.
Commission action: Approved staff's recommendation for item(s) 2, 43, 54, 75, 76 and 79 subject to the CPC 101 form conditions.
    Motion: Porras-Pirtle   Second: Mares        Vote: Unanimous        Abstaining: None
Commissioners Alleman returned.

C PUBLIC HEARINGS

84 David Crockett Second Replat partial replat no 5  C3N Withdrawn

85 Gillespie Street Sec 2 replat no 4  C3N Approve
Staff recommendation: Approve the plat subject to the CPC 101 form conditions.
Commission action: Approved the plat subject to the CPC 101 form conditions.
    Motion: Rifaat        Second: Mares        Vote: Unanimous        Abstaining: None

86 Landing at Nineteenth Amending Plat no 1 replat no 1 and extension  C3N Approve
Staff recommendation: Approve the plat subject to the CPC 101 form conditions.
Commission action: Approved the plat subject to the CPC 101 form conditions.
    Motion: Alleman        Second: Victor        Vote: Unanimous        Abstaining: None
87  Miracle of Hope Sec 1 partial replat C3N Defer
no 1 and extension
Staff recommendation: Defer the application for two weeks per the applicant’s request.
Commission action: Deferred the application for two weeks per the applicant’s request.
Motion: Baldwin  Second: Mares  Vote: Unanimous  Abstaining: None

88  Rivergrove Sec 5 partial replat no 1 C3N Approve
Staff recommendation: Approve the plat subject to the CPC 101 form conditions.
Commission action: Approved the plat subject to the CPC 101 form conditions.
Motion: Rifaat  Second: Anderson  Vote: Unanimous  Abstaining: None

89  Rushwood Sec 6 partial replat no 1 C3N Approve
Staff recommendation: Approve the plat subject to the CPC 101 form conditions.
Commission action: Approved the plat subject to the CPC 101 form conditions.
Motion: Anderson  Second: Sigler  Vote: Unanimous  Abstaining: None

90  West Court partial replat no 7 C3N Approve
Staff recommendation: Approve the plat subject to the CPC 101 form conditions.
Commission action: Approved the plat subject to the CPC 101 form conditions.
Motion: Mares  Second: Porras-Pirtle  Vote: Unanimous  Abstaining: None

D  VARIANCES

Items 91 and 92 were taken together at this time.

91  Cannonball Industrial Park East C2 Approve
92  Cannonball Industrial Park West C2 Approve
Staff recommendation: Grant the requested variance(s) and approve the plats subject to the CPC 101 form conditions.
Commission action: Granted the requested variance(s) and approved the plats subject to the CPC 101 form conditions.
Motion: Clark  Second: Sigler  Vote: Unanimous  Abstaining: None

93  Chester Park C2R Approve
Staff recommendation: Grant the requested variance(s) and approve the plat subject to the CPC 101 form conditions.
Commission action: Granted the requested variance(s) and approved the plat subject to the CPC 101 form conditions.
Motion: Davis  Second: Baldwin  Vote: Unanimous  Abstaining: None

94  Development at Knoll C2R Approve
Staff recommendation: Grant the requested variance(s) and approve the plat subject to the CPC 101 form conditions.
Commission action: Granted the requested variance(s) and approved the plat subject to the CPC 101 form conditions.
Motion: Alleman  Second: Subinsky  Vote: Unanimous  Abstaining: None
Speaker:
95 Lakecrest Village Apartments  
partial replat no 1 C2R Approve  
Staff recommendation: Grant the requested variance(s) and approve the plat subject to the CPC 101 form conditions.  
Commission action: Granted the requested variance(s) and approved the plat subject to the CPC 101 form conditions.  
Motion: Davis Second: Clark Vote: Unanimous Abstaining: None  
Speaker: Karen Cleveland – undecided.

E SPECIAL EXCEPTIONS

96 Bridges on Lake Houston Sec 9 C3P Approve  
Staff recommendation: Grant the variance(s) and approve the plat subject to the CPC 101 form conditions.  
Commission action: Granted the variance(s) and approved the plat subject to the CPC 101 form conditions.  
Motion: Sigler Second: Anderson Vote: Unanimous Abstaining: None

97 Lakewood Pines GP GP Approve  
Staff recommendation: Grant the special exception(s) and approve the plat subject to the CPC 101 form conditions.  
Commission action: Granted the special exception and approved the plat subject to the CPC 101 form conditions.  
Motion: Clark Second: Alleman Vote: Unanimous Abstaining: None

98 Marcello Lakes Sec 2 C3P Approve  
Staff recommendation: Grant the special exception(s) and approve the plat subject to the CPC 101 form conditions.  
Commission action: Granted the special exception and approved the plat subject to the CPC 101 form conditions.  
Motion: Rifaat Second: Anderson Vote: Unanimous Abstaining: None

F RECONSIDERATION OF REQUIREMENTS

99 Grand Mission Estates Sec 4 C3F Approve  
Staff recommendation: Grant the reconsideration of requirements with variance(s), and approve the plat subject to the CPC 101 form conditions.  
Commission action: Granted the reconsideration of requirements with variance(s), and approved the plat subject to the CPC 101 form conditions.  
Motion: Dean Second: Mares Vote: Unanimous Abstaining: None

100 Grant Road PUD WWTP C2 Approve  
Staff recommendation: Grant the reconsideration of requirements with variance(s), and approve the plat subject to the CPC 101 form conditions.  
Commission action: Granted the reconsideration of requirements with variance(s), and approved the plat subject to the CPC 101 form conditions.  
Motion: Anderson Second: Clark Vote: Unanimous Abstaining: None
G, H and I were taken together at this time.

**G  EXTENSIONS OF APPROVAL**

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<tr>
<th></th>
<th>Address</th>
<th>Status</th>
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<tbody>
<tr>
<td>101</td>
<td>Kuykendahl Place</td>
<td>EOA</td>
</tr>
<tr>
<td>102</td>
<td>Parkside Grand Parkway Reserve</td>
<td>EOA</td>
</tr>
<tr>
<td>103</td>
<td>Reserve on FM 2920</td>
<td>EOA</td>
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<td>104</td>
<td>Rivergrove Sec 6</td>
<td>EOA</td>
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<td>105</td>
<td>Tavola Day Care</td>
<td>EOA</td>
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<tr>
<td>106</td>
<td>Woodlands Wendtwoods Drive Street Dedication Sec 1</td>
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**H  NAME CHANGES**

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<th>Name Change</th>
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<tr>
<td>107</td>
<td>BAW Athletic Wear (prev. Baw Athletic Warehouse)</td>
<td>NC</td>
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**I  CERTIFICATES OF COMPLIANCE**

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<tbody>
<tr>
<td>108</td>
<td>16238 Pine Street</td>
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<tr>
<td>109</td>
<td>26255 Peach Creek</td>
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</tr>
<tr>
<td>110</td>
<td>20370 Ravenwing Drive</td>
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<tr>
<td>111</td>
<td>22558 Pinedale Lane</td>
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<tr>
<td>112</td>
<td>14315 Beacons Trace Court</td>
<td>COC</td>
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Staff recommendation: Approve staff’s recommendation for items 101-112.
Commission action: Approved staff’s recommendation for items 101-112.

  Motion: Porras-Pirtle    Second: Rifaat    Vote: Unanimous    Abstaining: None

**J  ADMINISTRATIVE**

NONE

**K  DEVELOPMENT PLATS WITH VARIANCE REQUESTS**

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<td>113</td>
<td>4407 Cetti Street</td>
<td>DPV</td>
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Staff recommendation: Defer the application for two weeks per the applicant’s request.
Commission action: Deferred the application for two weeks per the applicant’s request.

  Motion: Baldwin    Second: Davis    Vote: Unanimous    Abstaining: None

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<tbody>
<tr>
<td>114</td>
<td>112 Glenwood Drive</td>
<td>DPV</td>
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Staff recommendation: Grant the variance(s) and approve the development plat subject to the conditions listed.
Commission action: Granted the variance(s) and approved the development plat subject to the conditions listed.

  Motion: Baldwin    Second: Davis    Vote: Unanimous    Abstaining: None
III. ESTABLISH A PUBLIC HEARING DATE OF JULY 27, 2017 FOR:
   a. Clinton Park Addition partial replat no 1
   b. Harrington and Freeman Crossing
   c. Lakes at Creekside Sec 1 partial replat no 1
   d. Morgan Addition partial replat no 6
   e. Summit Place Addition partial replat no 2
   f. Tetracon Sec 1 partial replat no 1
   g. Westhaven Estates Sec 1 partial replat no 5

Staff recommendation: Establish a public hearing date of July 27, 2017 for items III a-g.
Commission action: Established a public hearing date of July 27, 2017 for items III a-g.
   Motion: Rifaat       Second: Clark       Vote: Unanimous       Abstaining: None

IV. PUBLIC COMMENT
   NONE

V. ADJOURNMENT
There being no further business brought before the Commission, Chair Martha L. Stein adjourned the
meeting at 3:22 p.m.
   Motion: Mares       Second: Subinsky    Vote: Unanimous       Abstaining: None

Martha L. Stein, Chair

Patrick Walsh, Secretary