Minutes of the Houston Planning Commission

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

February 3, 2011 Meeting to be held in Council Chambers, Public Level, City Hall Annex 2:30 p.m.

Call to order:

Chair, Mark Kilkenny, called the meeting to order at 2:35 p.m. with a quorum present.

Mark A. Kilkenny, Chair

M. Sonny Garza Susan Alleman

Christopher B. Amandes

Absent

Keiji Asakura

James R. Jard

Absent

Paul R. Nelson

Linda Porras-Pirtle

Robin Reed

Richard A. Rice

David Robinson

Jeff Ross

Algenita Segars

Talmadge Sharp, Sr.

Absent

Absent

Left at 3:22 p.m. during item III

Blake Tart III

Beth Wolff

Shaukat Zakaria

Mark Mooney for

The Honorable Ed Chance

Jackie Freeman for

The Honorable Ed Emmett

The Honorable Grady Prestage

EXOFFICIO MEMBERS

Carol A. Lewis Daniel W. Krueger, P.E. Dawn Ullrich George Greanias

DIRECTOR'S REPORT

The Director's Report was given by Michael Schaffer, Deputy Director, Planning and Development Department.

APPROVAL OF THE JANUARY 20, 2011 PLANNING COMMISSION MEETING MINUTES

Commission action: Approved the January 20, 2011 Planning Commission Meeting Minutes.

Motion: Garza

Second: Reed

Vote: Unanimous

Abstaining: None

I. PLATTING ACTIVITY (Consent items A and B, 1- 53 and item 66)

Items removed for separate consideration: 4, 19, 27, and 31.

Staff recommendation: Approve staff's recommendations for items $\mathbf{1}-\mathbf{53}$ and $\mathbf{66}$ subject to the CPC 101 form conditions.

Commission action: Approved staff's recommendations for items $\mathbf{1} - \mathbf{53}$ and $\mathbf{66}$ subject to the CPC 101 form conditions.

Motion: Rice

Second: Tartt

Vote: Unanimous Abstaining: None

Commissioners Alleman and Ross abstained and left the room.

Staff recommendation: Approve staff's recommendations for items **4, 19, 27, and 31** subject to the CPC 101 form conditions.

Commission action: Approved staff's recommendations for items **4**, **19**, **27**, **and 31** subject to the CPC 101 form conditions.

Motion: Reed

Second: Garza

Vote: Unanimous Abstaining: None

Commissioners Alleman and Ross returned.

C PUBLIC HEARINGS

54 Aliana Sec 15 replat no 2

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: Prestage

Second: Ross

Vote: Unanimous

Abstaining: None

Speaker for item 54: Warren Escovy – applicant.

55 Cinco Ranch Southwest Sec 46 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: Prestage

Second: Zakaria

Vote: Unanimous

Abstaining: None

56 Cinco Ranch Southwest Sec 54

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: Prestage

Second: Segars

Vote: Unanimous

Abstaining: None

Commissioner Alleman abstained and left the room.

57 Kashmere Garden Park partial replat no 2

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: Robinson

Second: Segars

Vote: Unanimous

Abstaining: None

Commissioner Alleman returned.

58 Kim Telephone Plaza Subdivision 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. Second: Reed Motion: Rice Vote: Unanimous Abstaining: None **VARIANCES** D 59 Brycer Reserve Subdivision C2R Approve Staff recommendation: Grant the requested variance and approve the plat subject to the CPC 101 form conditions. Commission action: Granted the requested variance and approved the plat subject to the CPC 101 form conditions. Motion: Freeman Second: Segars Vote: Unanimous Abstaining: None 60 Cypress Lake Crossing GP GP Withdrawn 61 First Choice Business Park Subdivision C₃P **Approve** Staff recommendation: Grant the requested variance and approve the plat subject to the CPC 101 form conditions. Commission action: Granted the requested variance and approved the plat subject to the CPC 101 form conditions. Motion: Ross Second: Freeman Vote: Unanimous Abstaining: None 62 Sandelius Commons Subdivision C2R Defer Staff recommendation: Defer the plat for two weeks to allow time for staff to pull previously submitted development plans on this site for further study and review. Commission action: Deferred the plat for two weeks to allow time for staff to pull previously submitted development plans on this site for further study and review. Motion: Reed Second: Robinson Vote: Unanimous Abstaining: None 63 Stewart Cadillac Subdivision C2R Defer Staff recommendation: Defer the plat for two weeks to allow time for the applicant to provide revised and additional information. Commission action: Deferred the plat for two weeks to allow time for the applicant to provide revised and additional information. Motion: Robinson Second: Tartt Vote: Unanimous Abstaining: None **Special Exceptions** NONE Reconsideration of Requirements

F

Eli Place Subdivision C2 Disapprove Staff recommendation: Deny the requested reconsideration of requirement and disapprove the plat. Commission action: Denied the requested reconsideration of requirement and disapproved the plat. Motion: Rice Second: Zakaria Vote: Unanimous Abstaining: None

Speaker for item 64: Belinda King

E

Santikos Palladium at Long Meadow Farms 65 -Subdivision

C3P

Defer

Staff recommendation: Defer the plat for two weeks to allow the applicant time to submit a revised drawing, a revised variance request form, a site plan, and supporting documentation from Grand Parkway Association.

Commission action: Deferred the plat for two weeks to allow the applicant time to submit a revised drawing, a revised variance request form, a site plan, and supporting documentation from Grand Parkway Association.

Motion: Prestage Second: Tartt

Vote: Unanimous

Abstaining: None

G **ADMINISTRATIVE**

This item was included with the Consent items.

H **DEVELOPMENT PLAT VARIANCES** NONE

1 CETIFICATES OF COMPLIANCE

67 Jesus Reyes

COC

Approve

Staff recommendation: Issue the Certificates of Compliance for item 67. Commission action: Issued the Certificates of Compliance for item 67.

Motion: Segars Second: Reed Vote: Unanimous Abstaining: None

J **EXTENSIONS OF APPROVAL AND NAME CHANGES** NONE

11. ESTABLISH A PUBLIC HEARING DATE OF MARCH 3, 2011 FOR:

- a. Bellfordyce replat no 1
- b. Edison Park replat no 1
- c. Houston Oaks Sec 2 replat no 1 and Extension
- d. Place des Vosges partial replat no 1
- e. Prince Nashua partial replat no 1
- f. Riverway Green Subdivision
- g. Washington Gardens partial replat no 1
- h. West Memorial Municipal Utility District Water Plant No 3

Staff recommendation: Establish a public hearing date of March 3, 2011 for items II a-h. Commission action: Established a public hearing date of March 3, 2011 for items II a-h.

Motion: Robinson Second: Alleman Vote: Unanimous Abstaining: None

CONSIDERATION OF AN OFF-STREET PARKING VARIANCE FOR PROPERTY III. LOCATED AT 501 LOVETT BOULEVARD

Staff recommendation: Grant the requested variance to allow the proposed nine-room hotel to meet its off-street parking requirement by maintaining the existing five parking spaces.

Commission action: Granted the requested variance to allow the proposed nine-room hotel to meet its off-street parking requirement by maintaining the existing five parking spaces.

Motion: Reed Second: Prestage

Vote: Carries

Abstaining:

Freeman, Garza, and Robinson

Speakers for item III: Jim Barthey, Robert Bolton, Beverly Jo Dean, Christopher Dean, Dave Maxey, Daphne Pattison, John Pazzahele, Norman Silverman, Doreen Stoller, Patti Thompson, and Robert Valentine - opposed; Mary Lou Henry - applicant, John Canon and Doug Markham supportive.

IV. PUBLIC COMMENT NONE

V. **ADJOURNMENT**

There being no further business brought before the Commission, Chair Mark A. Kilkenny adjourned the meeting at 4:15 p.m. Motion: **Rice**

Second: Reed

Vote: Unanimous

Abstaining: None

Mark A. Kilkenny, Chair