

MINUTES OF THE REGULAR MEETING OF THE PLANNING COMMISSION, HELD ON
SEPTEMBER 12, 2005 AT 6:00 P.M. AT CITY HALL, 401 MARKET STREET, TOMBALL,
TEXAS 77375

1.0 MEETING WAS CALLED TO ORDER BY CHAIRMAN MARK STOLL. OTHER
MEMBERS PRESENT:

COMMISSIONER O'DONNELL
COMMISSIONER CROFOOT
COMMISSIONER TILL
COMMISSIONER HARVEY

OTHERS PRESENT:

BEN GRIFFIN, CITY MANAGER
ROD HAINEY, DIRECTOR OF PUBLIC WORKS
JOE SHERWIN, CITY ENGINEER
DAVE ALLEN, BUILDING OFFICIAL
DORIS SPEER, CITY SECRETARY

2.0 PUBLIC COMMENTS WERE RECEIVED:

GEORGE COLLISON,
TERRA SURVEYING - REQUESTED A SPECIAL PLANNING
COMMISSION MEETING TO CONSIDER THE
PRELIMINARY REPLAT SUBMITTAL OF
TOMBALL CENTER III-B; THE PLANNING
COMMISSION WILL ADVISE LATER.

TIM PRINCE,
30625 QUINN, 77375 - OPPOSITION TO CADWALDER FARMS
REPLAT

ROY WOODS,
30607 QUINN, 77375 - OPPOSITION TO CADWALDER FARMS
REPLAT

T. J. BURK,
30616 QUINN - OPPOSITION TO CADWALDER FARMS
REPLAT

JOE KLEIN,
30621 QUINN - OPPOSITION TO CADWALDER FARMS
REPLAT

3.0 NO REPORTS OR ANNOUNCEMENTS WERE GIVEN.

4.0 MOTION WAS MADE BY COMMISSIONER TILL TO APPROVE THE MINUTES OF THE REGULAR PLANNING COMMISSION MEETING OF AUGUST 8, 2005; SECOND BY COMMISSIONER HARVEY.

MOTION CARRIED UNANIMOUSLY.

DISCUSSION/ACTION REGARDING THE FOLLOWING:

5.0 NEW BUSINESS:

5.1 PUBLIC HEARING REGARDING THE CONSOLIDATION AND ABBREVIATED PLAT OF LOTS 1 AND 2, BLOCK 1, INTO NEW LOT 1 – BEYOND PARADISE (COMMERCIAL) WAS OPENED AT 6:13 P.M. BY CHAIRMAN STOLL; NO PUBLIC COMMENTS WERE RECEIVED. PUBLIC HEARING WAS CLOSED AT 6:14 P.M. BY CHAIRMAN STOLL.

5.2 MOTION WAS MADE BY COMMISSIONER O'DONNELL TO APPROVE THE ABBREVIATED PLAT OF LOTS 1 AND 2, BLOCK 1, INTO NEW LOT 1 – BEYOND PARADISE (COMMERCIAL), CONTINGENT UPON SUCCESSFUL COMPLETION OF REQUESTED CORRECTIONS; SECOND BY COMMISSIONER HARVEY.

MOTION CARRIED UNANIMOUSLY.

5.3 PUBLIC HEARING REGARDING THE CONSOLIDATION OF LOTS 3, 7, 8, AND 9, IN BLOCK 4, INTO NEW COMMERCIAL RESERVE "A" – REVISED MAP OF MAIN STREET ADDITION TO THE CITY OF TOMBALL – REPLAT OF LOTS 4, 5, 6 AND PORTIONS OF LOTS 3, 7, 8 AND 9, IN BLOCK 4 (COMMERCIAL) WAS OPENED AT 6:23 P.M. BY CHAIRMAN STOLL; NO PUBLIC COMMENTS WERE RECEIVED. PUBLIC HEARING WAS CLOSED AT 6:24 P.M. BY CHAIRMAN STOLL.

5.4 MOTION WAS MADE BY COMMISSIONER CROFOOT TO APPROVE THE CONSOLIDATION OF LOTS 3, 7, 8, AND 9, IN BLOCK 4, INTO NEW COMMERCIAL RESERVE "A" – REVISED MAP OF MAIN STREET ADDITION TO THE CITY OF TOMBALL – REPLAT OF LOTS 4, 5, 6 AND PORTIONS OF LOTS 3, 7, 8 AND 9, IN BLOCK 4 (COMMERCIAL), CONTINGENT UPON SUCCESSFUL COMPLETION OF REQUESTED CORRECTIONS; SECOND BY COMMISSIONER TILL.

MOTION CARRIED UNANIMOUSLY.

- 5.5 PUBLIC HEARING REGARDING THE CONSOLIDATION OF LOTS 17 AND 18, BLOCK 63 INTO UNRESTRICTED RESERVE IN BLOCK 63 – HOLMES CORNER (RESIDENTIAL) WAS OPENED AT 6:29 P.M. BY CHAIRMAN STOLL; NO PUBLIC COMMENTS WERE RECEIVED. PUBLIC HEARING WAS CLOSED AT 6:30 P.M. BY CHAIRMAN STOLL.
- 5.6 MOTION WAS MADE BY COMMISSIONER TILL TO APPROVE THE CONSOLIDATION OF LOTS 17 AND 18, BLOCK 63 INTO UNRESTRICTED RESERVE IN BLOCK 63 – HOLMES CORNER (RESIDENTIAL), CONTINGENT UPON SUCCESSFUL COMPLETION OF REQUESTED CORRECTIONS; SECOND BY COMMISSIONER HARVEY.

MOTION CARRIED UNANIMOUSLY.

- 5.7 PUBLIC HEARING REGARDING THE CONSOLIDATION OF RESERVES “A” AND “B” AND A PORTION OF TOMBALL ELEMENTARY SCHOOL SUBDIVISION – FIRST COMMUNITY CREDIT UNION TOMBALL (COMMERCIAL) WAS OPENED AT 6:31 P.M. BY CHAIRMAN STOLL; NO PUBLIC COMMENTS WERE RECEIVED. PUBLIC HEARING WAS CLOSED AT 6:32 P.M. BY CHAIRMAN STOLL.
- 5.8 MOTION WAS MADE BY COMMISSIONER O’DONNELL TO APPROVE CONSOLIDATION OF RESERVES “A” AND “B” AND A PORTION OF TOMBALL ELEMENTARY SCHOOL SUBDIVISION – FIRST COMMUNITY CREDIT UNION TOMBALL (COMMERCIAL), CONTINGENT UPON SUCCESSFUL COMPLETION OF REQUESTED CORRECTIONS; SECOND BY COMMISSIONER HARVEY.

COMMISSIONER TILL ABSTAINED FROM VOTE, ADVISING THAT HE HAD AN AFFIDAVIT OF CONFLICT OF INTEREST ON FILE WITH THE CITY SECRETARY. VOTE WAS AS FOLLOWS:

COMMISSIONER STOLL	<u>AYE</u>
COMMISSIONER CROFOOT	<u>AYE</u>
COMMISSIONER HARVEY	<u>AYE</u>
COMMISSIONER O’DONNELL	<u>AYE</u>
COMMISSIONER TILL	<u>ABSTAIN</u>

MOTION CARRIED.

- 5.9 MOTION WAS MADE BY COMMISSIONER HARVEY TO APPROVE THE FINAL PLAT - SARATOGA RANCH SUBDIVISION (RESIDENTIAL), CONTINGENT UPON SUCCESSFUL COMPLETION OF REQUESTED CORRECTIONS; SECOND BY COMMISSIONER CROFOOT.

MOTION CARRIED UNANIMOUSLY.

- 5.10 MOTION WAS MADE BY COMMISSIONER CROFOOT TO APPROVE THE REPLAT OF D'ANDREA SUBDIVISION, CONTINGENT UPON SUCCESSFUL COMPLETION OF REQUESTED CORRECTIONS; SECOND BY COMMISSIONER O'DONNELL.

MOTION CARRIED UNANIMOUSLY.

- 5.11 MOTION WAS MADE BY COMMISSIONER O'DONNELL TO DENY THE PRELIMINARY PLAT OF CADWALDER FARMS (COMMERCIAL). MOTION DIED FOR LACK OF SECOND.

MOTION WAS MADE BY COMMISSIONER CROFOOT TO APPROVE THE PRELIMINARY PLAT OF CADWALDER FARMS (COMMERCIAL), CONTINGENT UPON SUCCESSFUL COMPLETION OF REQUESTED CORRECTIONS; SECOND BY COMMISSIONER TILL. VOTE WAS AS FOLLOWS:

COMMISSIONER STOLL	<u>AYE</u>
COMMISSIONER CROFOOT	<u>AYE</u>
COMMISSIONER HARVEY	<u>AYE</u>
COMMISSIONER O'DONNELL	<u>NAY</u>
COMMISSIONER TILL	<u>AYE</u>

MOTION CARRIED.

- 5.12 MOTION WAS MADE BY COMMISSIONER TILL TO DENY THE PRELIMINARY PLAT OF UPTOWN CENTER (COMMERCIAL) AND REQUEST RESUBMISSION; SECOND BY COMMISSIONER HARVEY.

MOTION CARRIED UNANIMOUSLY.

- 5.13 MOTION WAS MADE BY COMMISSIONER TILL TO DENY THE PRELIMINARY PLAT OF PINE COUNTRY OF TOMBALL – SECTION II (RESIDENTIAL); SECOND BY COMMISSIONER HARVEY.

MOTION CARRIED UNANIMOUSLY.

- 5.14 MOTION WAS MADE BY COMMISSIONER O'DONNELL TO DENY THE FINAL PLAT OF CAMERON CENTRAL (COMMERCIAL). MOTION DIED FOR LACK OF SECOND.

MOTION WAS MADE BY COMMISSIONER CROFOOT TO APPROVE THE FINAL PLAT OF CAMERON CENTRAL (COMMERCIAL), CONTINGENT UPON SUCCESSFUL COMPLETION OF REQUESTED CORRECTIONS; SECOND BY COMMISSIONER TILL. VOTE WAS AS FOLLOWS:

COMMISSIONER STOLL	<u>AYE</u>
COMMISSIONER CROFOOT	<u>AYE</u>
COMMISSIONER HARVEY	<u>AYE</u>
COMMISSIONER O'DONNELL	<u>NAY</u>
COMMISSIONER TILL	<u>AYE</u>

MOTION CARRIED.

- 5.15 MOTION WAS MADE BY COMMISSIONER HARVEY TO TABLE CONSIDERATION OF DEFINITIONS IN CITY OF TOMBALL CODE OF ORDINANCES FOR POSSIBLE RECOMMENDATIONS TO CITY COUNCIL; SECOND BY COMMISSIONER CROFOOT:

PATIO HOMES

- I. BUILDING LINES
- II. LOT REQUIREMENTS
- III. LOT COVERAGE
- IV. OFF-STREET PARKING
- V. DENSITY
- VI. GREEN SPACE/RECREATIONAL AREAS
- VII. SCREENING
- VIII. SIDEWALKS

MOTION CARRIED UNANIMOUSLY.

THE PLANNING COMMISSION WILL NOT HOLD A SPECIAL PLANNING COMMISSION MEETING TO CONSIDER THE PRELIMINARY REPLAT SUBMITTAL OF TOMBALL CENTER III-B.

6.0 OLD BUSINESS:

7.0 MOTION WAS MADE BY COMMISSIONER O'DONNELL TO ADJOURN;
SECOND BY COMMISSIONER HARVEY.

MOTION CARRIED UNANIMOUSLY.

MEETING ADJOURNED.

(signed) Doris Speer
DORIS SPEER, TRMC
CITY SECRETARY

(signed) Mark Stoll
MARK STOLL
CHAIRMAN