



**JOINT PUBLIC HEARING**  
THE CITY COUNCIL CITY AND THE PLANNING AND ZONING COMMISSION OF  
THE CITY OF PEARLAND, TEXAS,  
**MONDAY, NOVEMBER 16, 2015, AT 6:30 P.M.**  
COUNCIL CHAMBERS - CITY HALL-3519 LIBERTY DRIVE

**I. CALL TO ORDER**

**II. PURPOSE OF HEARING**

**Conditional Use Application No. 2015-10**

A request of Sheila Rowley of Studio Red Architects, applicant; on behalf of the Archdiocese of Galveston-Houston, owner; for approval of a Conditional Use Permit (CUP) to allow for a school use in the Single Family Residential-2 (R-2) zoning district; on approximately 9.9978 acres of land, to wit:

**Legal Description:** Being a 9.9978 acre tract of land out of Lots E and 105, Section No. 1, A.C.H. & B.R.R Co. survey, Abstract Number 147, according to the plat thereof as filed in Volume 2, Page 1 Brazoria County Plat Records, Pearland, Brazoria County, Texas.

**General Location:** 2209 Old Alvin Road, Pearland, TX.

**III. APPLICATION INFORMATION AND CASE SUMMARY**

- A. STAFF REPORT
- B. APPLICANT PRESENTATION
- C. STAFF WRAP UP

**IV. PERSONS WISHING TO SPEAK FOR OR AGAINST THE PROPOSED REQUEST**

**V. COUNCIL/PLANNING COMMISSION/STAFF DISCUSSION**

**VI. ADJOURNMENT**

**This site is accessible to disabled individuals. For special assistance, please call Young Lorfing, City Secretary, at 281-652-1655 prior to the meeting so that appropriate arrangements can be made.**



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**I. CALL TO ORDER**

**II. PURPOSE OF HEARING**

**Conditional Use Application No. 2015-11**

A request of N. Khalfe of Powers Brown Architecture, applicant; on behalf of Spencer Bennett, owner; for approval of a Conditional Use Permit (CUP) to allow for the reduction of transparency, articulation, and façade requirements on a new building in the Light Industrial (M-1) zoning district; on approximately 11.983 acres of land, to wit:

**Legal Description:** That certain 11.983 acre tract out of a 27.056 acre tract out of a 48.035 acre tract being the Easterly part of a 94.243 acre tract in the F.B. Drake Survey, A-1181, and the H.T.& B.R.R. Survey, A-413, Harris County, Texas.

**General Location:** 3303 S. Sam Houston East, Pearland, TX.

**III. APPLICATION INFORMATION AND CASE SUMMARY**

- A. STAFF REPORT
- B. APPLICANT PRESENTATION
- C. STAFF WRAP UP

**IV. PERSONS WISHING TO SPEAK FOR OR AGAINST THE PROPOSED REQUEST**

**V. COUNCIL/PLANNING COMMISSION/STAFF DISCUSSION**

**VI. ADJOURNMENT**

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### **I. CALL TO ORDER**

### **II. PURPOSE OF HEARING**

#### **Conditional Use Application No. 2015-12**

A request of Windrose Land Services, Inc., applicant; on behalf of T&B alexander Family LTD Partnership, owner; for approval of a Conditional Use Permit (CUP) to allow for fuel station and convenience store in the General Commercial (GC) zoning district; on approximately 2.3304 acres of land, to wit:

**Legal Description:** A tract or parcel containing 1.8712 acres of land, being all of Lot 1, Block 1, Stripes Pearland, Map or Plat thereof recorded under Brazoria County Clerks File (B.C.C.F.) No. 2015042573, situated in the A.C.H. & B. Survey, Abstract No. 507, Brazoria County, Texas; and being a tract or parcel containing 0.4592 acres of land being all of Restricted Reserve "A", Block 1, Stripes Pearland, Map or Plate thereof recorded under Brazoria County Clerks File (B.C.C.F.) No. 2015042573, situated in the A.C.H. & B. Survey, Abstract No. 507, Brazoria County, Texas.

**General Location:** 3808 S. Main Street, Pearland, TX.

### **III. APPLICATION INFORMATION AND CASE SUMMARY**

- A. STAFF REPORT
- B. APPLICANT PRESENTATION
- C. STAFF WRAP UP

### **IV. PERSONS WISHING TO SPEAK FOR OR AGAINST THE PROPOSED REQUEST**

### **V. COUNCIL/PLANNING COMMISSION/STAFF DISCUSSION**

### **VI. ADJOURNMENT**

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COUNCIL CHAMBERS - CITY HALL-3519 LIBERTY DRIVE

**I. CALL TO ORDER**

**II. PURPOSE OF HEARING**

**Zone Change Application No. 2015-12Z**

A request of R West Development Co, Inc., applicant; on behalf of Henry Kurjee of Houston Business Investments Inc. and Tracy F. Goza of Pearland Magnolia LLC, owners; for approval of a change in zoning from the Light industrial (M-1) zoning district to the Single Family Residential -3 (R-3) zoning district; on approximately 35.6674 acres of land, to wit:

**Legal Description:** Being a part of a 31.1339 acre tract out of the H.T. & B. RR Company Survey, Section 11, A-239 and a 10.076 Acre tract out of Section 11. H.T.& B. RR Co. Survey A-239 Pearland, Brazoria County, Texas.

**General Location:** East side of Veterans Drive, approximately 450 feet north of Magnolia Road, Pearland, TX.

**III. APPLICATION INFORMATION AND CASE SUMMARY**

- A. STAFF REPORT
- B. APPLICANT PRESENTATION
- C. STAFF WRAP UP

**IV. PERSONS WISHING TO SPEAK FOR OR AGAINST THE PROPOSED REQUEST**

**V. COUNCIL/PLANNING COMMISSION/STAFF DISCUSSION**

**VI. ADJOURNMENT**

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**MONDAY, NOVEMBER 16, 2015 AT 6:30 P.M.**

COUNCIL CHAMBERS - CITY HALL-3519 LIBERTY DRIVE

### **I. CALL TO ORDER**

### **II. PURPOSE OF HEARING**

#### **Amendments to the Unified Development Code (UDC)**

A request of the City of Pearland for approval of a Unified Development Code (UDC) amendment to permit the Restaurant (With No Drive-In or Drive Thru service) Use in the Business Park – 288 (BP-288) zoning district.

**Legal Description:** N/A

**General Location:** N/A

### **III. APPLICATION INFORMATION AND CASE SUMMARY**

- A. STAFF REPORT
- B. APPLICANT PRESENTATION
- C. STAFF WRAP UP

### **IV. PERSONS WISHING TO SPEAK FOR OR AGAINST THE PROPOSED REQUEST**

### **V. COUNCIL/PLANNING COMMISSION/STAFF DISCUSSION**

### **VI. ADJOURNMENT**

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**JOINT SPECIAL MEETING  
THE CITY COUNCIL AND THE PLANNING AND ZONING COMMISSION OF THE  
CITY OF PEARLAND, TEXAS  
MONDAY, NOVEMBER 16, 2015 | 7:00 P.M.  
COUNCIL CHAMBERS | PEARLAND CITY HALL | 3519 LIBERTY DRIVE  
281.652.1600**

**I. Call to Order**

**II. Purpose of the Meeting**

- 1. Input and Discussion:** A request of applicant Kent Marsh, on behalf of the owner Marilyn Bullard, for a proposed Planned Development known as "Midtown at Magnolia," a mixed use development on approximately 11.759 acres of land located on the southeast corner of Magnolia Road and FM 1128 (Manvel Road).

**III. Adjournment**

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**All agenda supporting documents are available at [pearlandtx.gov](http://pearlandtx.gov)**



**CITY COUNCIL AGENDA**

CITY OF PEARLAND

**SPECIAL MEETING**

MONDAY, NOVEMBER 16, 2015 7:30 P.M.

COUNCIL CHAMBERS | PEARLAND CITY HALL | 3519 LIBERTY DRIVE  
281.652.1600

**I. Call to Order**

**II. New Business:**

**Executive Session under Texas Government Code**

- 1. Section 551.074 – Personnel Matters** – Regarding the Annual Evaluation of the City Attorney.

**New Business Continued:**

- 1. Consideration and Possible Action** – Regarding the Annual Evaluation of the City Attorney.

**III. Adjournment**

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