

CITY OF DEER PARK
EAST SAN AUGUSTINE STREET
DEER PARK, TEXAS 77536

CC 75-172
PZ 49-192

Minutes of

A JOINT WORKSHOP MEETING OF THE CITY COUNCIL, PLANNING AND ZONING COMMISSION AND THE STEERING COMMITTEE OF THE CITY OF DEER PARK TO BE HELD AT THE DEER PARK COMMUNITY CENTER, ROOM 12, 610 EAST SAN AUGUSTINE, DEER PARK, TEXAS ON OCTOBER 25, 2016, AT 6:00 P.M. WITH THE FOLLOWING MEMBERS PRESENT:

CITY OFFICIALS PRESENT:

JERRY MOUTON, JR	MAYOR
SHERRY GARRISON	COUNCILMANWOMAN
THANE HARRISON	COUNCILMAN
TOMMY GINN	COUNCILMAN
BILL PATTERSON	COUNCILMAN
JAY STOKES	CITY MANAGER
GARY JACKSON	ASSISTANT CITY MANAGER
JIM FOX	CITY ATTORNEY
SHANNON BENNETT	ACTING CITY SECRETARY
BILL PEDERSEN	DIRECTOR OF PUBLIC WORKS

PLANNING AND ZONING PRESENT:

STAN GARRETT	CHAIRMAN
DON TIPPITT	COMMISSIONER
RAY BALUSEK	COMMISSIONER
DANIELLE WENDEBURG	COMMISSIONER

STEERING COMMITTEE PRESENT:

MELVIN EMBRY	COMMITTEE MEMBER
JEFF LAWOTHER	COMMITTEE MEMBER

1. CALL TO ORDER – Mayor Mouton called the Joint Workshop Meeting to order
2. DISCUSSION OF ISSUES RELATING TO THE PROPOSED CITY OF DEER PARK COMPREHENSIVE PLAN AND SUBDIVISION ORDINANCE UPDATE - Angela Martinez of Knudson advised that the meeting was a follow-up from the workshop meeting in April and all of the comments were added to the latest Comprehensive Plan and

Subdivision Ordinance. Ms. Martinez gave an overview of the purpose of the updating the Comprehensive Plan and Subdivision Ordinance, the relationship between the Comprehensive Plan and the Subdivision ordinance and how it relates to the zoning Ordinance, significant changes within the subdivision Ordinance, and the legal process to adopt the Comprehensive Plan and Subdivision ordinance. (Exhibit A1-A5)

Kim Nickelson of Olson & Olson gave a summary of minor plat and stated, "State law provides that the City Council can delegate to the Planning and Zoning Commission the authority to prove certain types of minor subdivisions plats. If someone is dividing the land in few parcels and not dedicating any right of way, the Staff will have the authority to approve that. It can streamline redevelopment or help assist going forward. Anytime there something that needs additional dedication such a wider street, drainage or water and sewer infrastructure that will have to come through the Planning and Zoning Commission to approve the plats. It's a good administrative tool."

Jeff Lawther asked, "Will an amendment of a plat fall under the same category as a minor plat?"

Ms. Nickelson answered, "Yes."

Mayor Mouton asked Mr. Lawther to give an example of his question."

Mr. Lawther commented, "For example in the last subdivision we developed, there were two lots that were two hundred feet in depth and both sides fronted the street. So, we amended the plats to divide the lots down the middle of the depth to create four lots out of two."

Ms. Nickelson gave an overview of the remaining timeline and a schedule of adopting the Comprehensive Plan and Subdivision Ordinance and the Future Land Use Map.

3. ADJOURN – Mayor Mouton adjourned the meeting at 6:53 p.m.

ATTEST:

APPROVED:

Shannon Bennett, TRMC
Acting City Secretary

Jerry Mouton
Mayor

Stan Garrett, Chairman
Planning and Zoning Commission