



**EXCERPT MINUTES FOR Z15-14 (DELANEY AT SOUTH SHORE
HARBOR)
CITY OF LEAGUE CITY
PLANNING AND ZONING COMMISSION
Monday, October 05, 2015 at 6:00 P.M.
COUNCIL CHAMBERS
200 W WALKER ST.**

I. Call to Order and Roll Call of Members

Doug Turner opened the meeting at 6:02 PM.

Members Present:

Doug Turner, Chair
Hank Dugie, Vice Chair
William Arnold
Ron Wicker
Richard McCullough
Earl Smith, Ex Officio Member, City
Engineer

Members Absent:

Planning Staff:

Richard Werbiskis, Assistant Director of
Planning & Zoning
Ryan Granata, Planning Manager

- A.** Consider and take action on a Zone Change Application, **Z15-14 (Delaney at South Shore Harbor)**, a request to rezone approximately 11.3 acres from “PS” (Public/Semi-Public) to “CM-PUD” (Mixed Use Commercial with a Planned Unit Development Overlay), legally described as a portion of Lots 103, 111, and 112 of Division “D” of League City, an unrecorded subdivision of part of the Michael Muldoon Two League Grant, Abstract No. 18 and part of the S.F. Austin Survey, generally located south of Marina Bay Drive at the intersection of Constellation Boulevard, with the approximate address being in the 2500 block of Marina Bay Drive.

Mr. Arnold made a motion to remove Item IV. B from the table.

Mr. McCullough seconded the motion.

The motion passed 5-0-0.

Ryan Granata, Planning Manager, presented for the City of League City.

Staff recommended approval of the rezoning and adoption of a Planned Unit Development Overlay for the subject site in accordance with the proposed Concept Plan and Planned Unit Development document.

Mr. Dugie asked about the shrubs proximity to the fence.

Christian Herr – PDRG Architects - discussed the proposed fence that would replace the existing fence.

Mr. Dugie asked if the PUD would be required to meet before the Commission again if they had not begun development within a year. Mr. Herr explained that they planned to begin development at the end of 2016.

Mr. McCullough asked for the number of signatures the petition received. Mr. Granata stated that the number was between 12 and 15.

Mr. Dugie made a motion to approve the Z15-14 Delaney PUD, with the stipulation that development begins before the end of 2016, otherwise the developer will have to return before the City for approval.

Mr. Arnold seconded the motion.

*The motion passed **5-0-0**.*