



1111 Bayou
La Marque, Texas 77568
409.938.9202

La Marque Planning and Zoning Commission
August 17, 2015
Special Meeting Minutes

(1) CALL TO ORDER

Commissioner Castelline called the Public Hearing/Special Meeting Planning & Zoning Committee meeting to order at 2:06 p.m.

(2) ROLL CALL

PRESENT:

ABSENT: Chairman Koneman
Dickey Stanley

Mike Castelline
Russell Washington
Deanna Bethea

STAFF PRESENT:

Les Rumburg, Director of Public Works
SonJette White

(3) INVOCATION AND PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was dispensed by the Planning & Zoning Commission

(4) CITIZENS COMMENTS

None at this time

(5) OLD BUSINESS

a. CASE P/RZ-15-02 OVERLAY ZONING DISTRICT. Discussion/possible action regarding the proposed Business Overlay District.

Commissioner Washington asked if all of the buildings along this zoning area were required to be brick, and Development Services Director, Les Rumburg answered that this was required, but that any the existing buildings would be grandfathered in and would not be required to be brick.

Commissioner Castelline asked if only the areas of the building that was exposed had to be brick or concrete, to which Mr. Getty replied "Yes."

It was further determined that the proposed Overlay Zoning District would be very much like the one in Texas City.



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Commissioner Bethea made a motion to approve the Overlay Zoning District. Commissioner Washington seconded the motion. **MOTION CARRIED UNANIMOUSLY.**

b. Discussion/possible action regarding acceptance of 5 Year General Plan Saltgrass Crossing Phase II.

Saltgrass Representative Bill Fray addressed the Commission about the 140 acres with 2 points from his team.

- (1) They would limit the 45 lots to 187 houses
- (2) Asking for 45 ft. lots with restrictions that would control the 187/45ft. lots Cannot build no smaller than 35 width house. Some 50 ft. lots could have 40 ft. houses built on them or smaller, but not smaller than 35 ft. frontage. "As I said last time we met, 34.11 inches, since most of the builders wanted that 1 inch fudge factor."

Commissioner Castelline said he was opposed to the smaller houses, with two bedrooms, and 1 bath, that they could create some problems.

Saltgrass Representative Bill Fray clarified, that they would be building 3 bedroom homes with 2 baths and with 51% brick, not hardy plank that he felt doesn't last.

Commissioner Bethea asked if Saltgrass had a Homeowners Association.

Mr. Fray replied that it does, and that all of this information is located in Sections 1 & 2 of the Home Owners Association rules.

Mr. Rumburg, "What will your anticipated build out of Phase II be?"

Mr. Fray answered, "If we could get a good market, 5 years is what we are hoping for, from the time we have our first lot build out, as we move through this process by the time we present our last plat. This should give us time, but we could come back and ask for more time if needed."

Commissioner Washington made a motion to approve the 5 Year General Plan of Saltgrass Crossing Phase II. Commissioner Castelline seconded the motion. **MOTION CARRIED UNANIMOUSLY**

(6) CHAIRMAN REPORT

None at this time

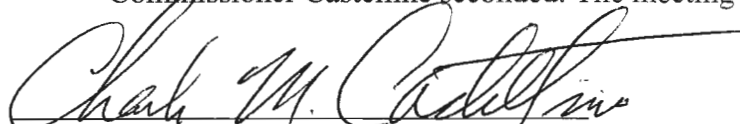
(7) REQUESTS AND ANNOUNCEMENTS



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(8) ADJOURNMENT

Commissioner Washington made a motion to adjourn the meeting at 3:15 p.m.
Commissioner Castelline seconded. The meeting was adjourned.


Planning & Zoning Commission, Chairman