THE STATE OF TEXAS §
COUNTY OF BRAZORIA §
CITY OF MANVEL §

MANVEL PLANNING DEVELOPMENT AND ZONING COMMISSION
May 23, 2022

NOTICE IS HEREBY GIVEN
7:00 P.M.

MINUTES 5/23/2022

Regular Session

Call to Order

Pos #1 Ryan Miller, Vice-Chair 3/2023
Pos #2 Kyle Marasckin 3/2023
Pos #3 Christine Diaz 3/2023
Pos #4 Alina Rogers, Secretary 3/2023
Pos #5 Christy Kennard 3/2024
Pos #6 Dorothy Wynne, Chair 3/2024
Pos #7 Muhammed Alam 3/2024

PDZ Member Dorothy Wynne called the meeting of the PDZ to order at 7:01 p.m. Those in attendance were:

Present:	Kyle Marasckin
	Alina Rogers
	Dorothy Wynne
	Ryan Miller
	Christine Diaz
Absent:	Christy Kennard
	Muhammed Alam
Also Present:	Kyle Jung, City Manager
	Tammy Bell, City Secretary
	Brooke Cyphers, Public Information Officer

Pledge

Public Comments: "Comment Card" Required

Consent PDZ

A. Consideration and possible action to approve, Final Plat for Kirby Drive Street Dedication No. 2;
BEING A SUBDIVISION OF 1.636 ACRES OF LAND LOCATED IN THE H.T. & B.R.R. CO. SURVEY, SECTION 78 (A.K.A.) J.S. TALMAGE SURVEY, ABSTRACT 563, BRAZORIA COUNTY, TEXAS, BEING A PORTION OF LOTS 22 AND 23 OF SECTION 78 OF THE ALLISON RICHEY GULF COAST HOME COMPANY PART OF SUBURBAN GARDENS, A SUBDIVISION OF RECORD IN VOL. 2, PG. 98, PLAT RECORDS OF BRAZORIA COUNTY, TEXAS.

B. Consideration and possible action to approve, Final Plat for Manvel Town Center Phase One B; BEING A SUBDIVISION OF 13.08 ACRES OF LAND LOCATED IN THE H.T. & B.R.R. CO. SURVEY, SECTION 71, ABSTRACT NO. 291, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS, ALSO BEING A PARTIAL REPLAT OF LOTS 42, 49, 50, 58 AND AN ABANDONED 40 FOOT ROAD OF THE EMIGRATION LAND COMPANY SUBDIVISION, SECTION 71, RECORDED IN VOL. 2, PG. 81-82, B.C.P.R.

C. Consideration and possible action to approve, Final Plat for Meridiana Inspiration Way Phase 2;
BEING A SUBDIVISION OF 5.456 ACRES OUT OF THE OLIVER HALL SURVEY, A- 203: ALSO BEING A PARTIAL REPLAT OF A PORTION OF LOTS 5 THROUGH 15 OF LULLING STONE SECTION ONE, A SUBDIVISION PER PLAT RECORED IN VOL. 21, PGS. 267-270 OF THE BRAZORIA COUNTY PLAT RECORDS; ALSO BEING A PARTIAL REPLAT OF A PORTION OF LOT 15 OF LULLING STONE SECTION ONE AMENDING PLAT, A SUBDIVISION PER PLAT RECORDED IN VOL. 22, PG. 165-166 OF THE BRAZORIA COUNTY PLAT RECORDS, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

D. Consideration and possible action to approve, Final Plat for Meridiana Detention Reserve Y; BEING A SUBDIVISION OF 9.975 ACRES OUT OF THE OLIVER HALL SURVEY, A- 203; BEING A PARTIAL REPLAT OF A PORTION OF LOTS 6 THROUGH 14 OF LULLING STONE SECTION ONE, AS RECORDED IN VOL. 21, PGS. 267-270 OF THE BRAZORIA COUNTY PLAT RECORDS; AND BEING A PORTION OF LOT 15 OF LULLING STONE SECTION ONE AMENDING PLAT AS RECORDED IN VOL. 22, PGS. 165-166 OF THE BRAZORIA COUNTY PLAT RECORDS, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

E. Consideration and possible action to approve, Final Plat for Meridiana Detention Reserve Z Phase 1;
BEING A SUBDIVISION OF 11.89 ACRES OUT OF THE OLIVER HALL SURVEY, A- 203; ALSO BEING A PARTIAL REPLAT OF A PORTION OF LOTS 1 THROUGH 8 OF LULLING STONE SECTION ONE, A SUBDIVISION RECORDED IN VOL. 21, PGS. 267-270 OF THE BRAZORIA COUNTY PLAT RECORDS, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

F. Consideration and possible action to approve, Final Plat for Meridiana Detention Reserve D-2; BEING A SUBDIVISION OF 8.954 ACRES OUT OF THE OLIVER HALL SURVEY, A-203; IN THE CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

G. Approve the meeting minutes to date.

PDZ Member Kyle Marasckin made the motion to approve the Consent Agenda. PDZ Member Alina Rogers seconded the motion.
The motion carried with a vote: 5/0
Yes: Kyle Marasckin, Alina Rogers, Dorothy Wynne, Ryan Miller, Christine Diaz
No: None
Absent: Christy Kennard, Muhammed Alam
Abstained: None

Regular Agenda

A. Discuss the Planning, Development and Zoning Commission meeting start time.

General discussion on the possibility of moving the meeting start time to 6 p.m. Members came to a consensus that 6 p.m. would work and that starting with the next meeting, they will begin at 6 p.m. There is no action needed to be taken regarding this as there is no time set out in the PD&Z bylaws.

B. Consideration and possible action to direct staff to provide Applicants written statements of the conditions for any conditional approvals, and the reasons for disapproval of any plans or plats that were not approved, per Texas Local Government Code §212.0091.

No action.

C. Consideration and possible action to approve excused committee member absences.

PDZ Member Christine Diaz made the motion to approve. PDZ Member Ryan Miller seconded the motion.
The motion carried with a vote: 5/0
Yes: Kyle Marasckin, Alina Rogers, Dorothy Wynne, Ryan Miller, Christine Diaz
No: None
Absent: Christy Kennard, Muhammed Alam
Abstained: None

Adjourn
PDZ Member Alina Rogers made the motion to adjourn. PDZ Member Ryan Miller seconded the motion.
The motion carried with a vote: 5/0
Yes: Kyle Marasckin, Alina Rogers, Dorothy Wynne, Ryan Miller, Christine Diaz
No: None
Absent: Christy Kennard, Muhammed Alam
Abstained: None

CERTIFICATION

TAMMY BELL, CITY SECRETARY
CITY OF MANVEL, TEXAS