



City of Galveston

MINUTES OF THE PLANNING COMMISSION OF THE CITY OF GALVESTON REGULAR MEETING – October 8, 2019

CALL MEETING TO ORDER

The meeting was called to order at 3:29 p.m.

ATTENDANCE

Members Present: Jeff Antonelli, Cate Black, Lisa Blair, Bob Brown, Eugene Cook, Jeffrey Hill, Carol Hollaway, CM John Paul Listowski

Members Absent: None

Staff Present: Tim Tietjens, Development Services Director; Catherine Gorman, AICP, Assistant Director/HPO; Dustin Henry, AICP, Coastal Resource Manager; Virginia Greb, Assistant Coastal Resource Manager; Karen White, Planning Technician; Donna Fairweather, Assistant City Attorney

ELECTION OF CHAIR AND VICE-CHAIR

Chairperson Carol Hollaway opened the floor for nominations for Chair. Chairperson Carol Hollaway nominated Vice-Chairperson Cate Black and Lisa Blair nominated Jeff Antonelli for Chair. Chairperson Carol Hollaway closed the floor to nominations.

Chairperson Carol Hollaway asked for a vote to appoint Vice-Chairperson Cate Black to Chair.

In favor: Black, Brown, Cook, Hill, Hollaway

Chairperson Carol Hollaway asked for a vote to appoint Jeff Antonelli to Chair.

In favor: Antonelli, Blair

Vice-Chairperson Cate Black was appointed to Chair.

Chairperson Cate Black opened the floor for nominations for Vice-Chair. Eugene Cook nominated Jeffrey Hill and Lisa Blair nominated Jeff Antonelli for Vice-Chair. Chairperson Cate Black closed the floor to nominations.

Chairperson Cate Black asked for a vote to appoint Jeffrey Hill to Vice-Chair.

In favor: Black, Brown, Cook, Hill, Hollaway

Chairperson Cate Black asked for a vote to appoint Jeff Antonelli to Vice-Chair.

In favor: Antonelli, Blair

Jeffrey Hill was appointed to Vice-Chair.

APPROVAL OF MINUTES

The September 17, 2019 minutes were approved as presented.

CONFLICT OF INTEREST

None

REQUEST TO ADDRESS COMMISSION ON AGENDA ITEMS AND NON-AGENDA ITEMS (THREE MINUTE MAXIMUM PER SPEAKER)

None

OLD BUSINESS AND ASSOCIATED PUBLIC HEARINGS

19P-047 (11128 San Luis Pass Road) Request for a Planned Unit Development (PUD) Overlay District to construct a new “Auto Service/Fueling or Charging Station” development. Property is legally described Part of Lot 460 (460-8) Trimble and Lindsey Section 1, in the City and County of Galveston, Texas. Applicant and Property Owner: Alfio Fichera and Ted Shook

Staff presented the staff report and noted that of ten (10) notices of public hearing sent, three (3) had been returned in opposition.

Chairperson Cate Black opened the public hearing on case 19P-047. Applicant Alfio Fichera presented to the Commission. For additional presentations to the Commission, please refer to the attached list. The public hearing was closed the Chairperson called for questions or comments from the Commission.

Carol Hollaway made a motion to recommend approval of case 19P-047 with staff’s recommendations and the following additional condition:

6. The photometric plan shall be revised to meet the Land Development Regulations, Article 7: Lighting; and lighting shall be directed away from the north, east, and west and toward the south.

Chairperson Cate Black seconded.

Carol Hollaway amended the motion to specify that lighting should be directed toward the store and street and an effort shall be made to minimize light trespass.

Vice-Chairperson Jeffrey Hill seconded, and the following votes were cast:

In favor:	Antonelli, Black, Blair, Brown, Cook, Hill, Hollaway
Opposed:	None
Absent:	None
Non-voting participant:	CM Listowski

The motion passed.

NEW BUSINESS AND ASSOCIATED PUBLIC HEARINGS

19P-033 (21404 Gulf Drive) Request for a Beachfront Construction Certificate/Dune Protection Permit in order to construct a single-family dwelling and driveway. Property is legally described as Lot 19, Section 21 of Sea Isle, a Subdivision in the City and County of Galveston, Texas. Applicant and Property Owner: James Casey

Staff presented the staff report and noted that of six (6) notices of public hearing sent, one (1) had been returned in opposition.

Chairperson Cate Black opened the public hearing on case 19P-033. Applicant and property owner James Casey presented to the Commission. The public hearing was closed and the Chairperson called for questions or comments from the Commission.

Applicant and property owner James Casey exited City Council Chambers.

Jeff Antonelli made a motion to approve case 19P-033 with staff’s recommendations. Vice-Chairperson Jeffrey Hill seconded, and the following votes were cast:

In favor:	Antonelli, Black, Blair, Brown, Cook, Hill, Hollaway
Opposed:	None
Absent:	None
Non-voting participant:	CM Listowski

The motion passed.

DISCUSSION AND ACTION ITEMS

- Discussion regarding timeline for Dune Protection and Beach Access Plan update (Hollaway)
- Discussion regarding timeline for Comprehensive Plan update (Hollaway)

THE MEETING ADJOURNED AT 4:53 PM



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