



City of Galveston

MINUTES OF THE PLANNING COMMISSION OF THE CITY OF GALVESTON
REGULAR MEETING – December 8, 2020

CALL MEETING TO ORDER

The meeting was called to order at 3:30 p.m.

ATTENDANCE

Members Present via Videoconference: Jeff Antonelli, Bob Brown, Jeffrey Hill, Carol Hollaway, Steven Peña, Rusty Walla, CM John Paul Listowski

Members Absent: Eugene Cook

Staff Present: Catherine Gorman, AICP, Assistant Director/HPO

Staff Present via Telephone: Adriel Montalvan, Planning Manager; Dustin Henry, Coastal Resources Manager; Karen White, Planning Technician; Donna Fairweather, Assistant City Attorney

CONFLICT OF INTEREST

20P-041 – Rusty Walla

20P-038 – Chairperson Jeffrey Hill disclosed that her husband has represented the applicant in the past but is not representing him on this case.

APPROVAL OF MINUTES

The November 17, 2020 minutes were approved as presented.

MEETING FORMAT

Staff explained the adjusted meeting format to the Commission and the public.

PUBLIC COMMENT

None

NEW BUSINESS AND ASSOCIATED PUBLIC HEARINGS

20P-038 (21618 Kennedy) Request for a Beachfront Construction Certificate/Dune Protection Permit in order to construct a single-family dwelling and driveway. The property is legally described as Lot 60 and Adjacent 30 Ft Tr (60-1), Sea Isle, a subdivision located in the City and County of Galveston, Texas.

Applicant: Galveston Beach Homes, LLC c/o Gerald Meritt

Owners: Merrit Lee and Kim McCurry

Staff presented the staff report.

Chairperson Jeffrey Hill opened the public hearing on the case. The applicant, Gerald Meritt, presented to the Commission. The public hearing was closed and the Chairperson called for a motion.

Carol Hollaway made a motion to approve case 20P-038 with staff's recommendations and the note that the exemption request and mitigation plan be included in the staff report. Vice-Chairperson Bob Brown seconded.

The Chairperson called for questions or comments from the Commission. The following votes were cast:

In favor: Antonelli, Brown, Hill, Hollaway, Peña, Walla
Opposed: None
Absent: Cook
Non-voting participant: CM Listowski (Ex Officio)

The motion passed.

Rusty Walla recused himself at 4:32pm.

20P-041 (23700 San Luis Pass Road / FM 3005) Request for a replat in order to increase the number of lots from one to two. The property is legally described as Galveston Island RV Resort (2015), Lot 1R (1-18), 38.249 Acres, in the City and County of Galveston, Texas.

Applicant: Rusty Walla

Property Owner: Galveston Island RV Resort LP

Staff presented the staff report and noted that of fifty-one (51) notices of public hearing sent, one (1) had been returned in favor and three (3) had been returned in opposition.

Chairperson Jeffrey Hill opened the public hearing on the case. The applicant, Rusty Walla, presented to the Commission. The public hearing was closed and the Chairperson called for a motion.

Jeff Antonelli made a motion to approve case 20P-041 with staff's recommendations. Bob Brown seconded.

The Chairperson called for questions or comments from the Commission. The following votes were cast:

In favor: Antonelli, Brown, Peña
Opposed: None
Abstained: Hill, Hollaway, Walla
Absent: Cook
Non-voting participant: CM Listowski (Ex Officio)

The motion failed due to a lack of four affirmative votes. Due to state law requirements, the request was deemed approved.

20P-042 (Adjacent to 2427 Market/Avenue D) Request for a License to Use in order to install public art in the City of Galveston sidewalk right-of-way. Adjacent property is legally described as M.B. Menard Survey, Lot 1, Block 504, in the City and County of Galveston, Texas.

Applicant: Amy Owens

Adjacent Property Owners: Market Street Management, LLC c/o Joseph Spencer

Easement Holder: City of Galveston

Staff presented the staff report and noted that of nineteen (19) notices of public hearing sent, one (1) had been returned in favor.

Chairperson Jeffrey Hill opened the public hearing on the case. The representative of the applicant, Joanie Steinhouse, presented to the Commission. The public hearing was closed and the Chairperson called for a motion.

Rusty Walla made a motion to approve case 20P-042 with staff's recommendations striking condition 1 (a). Carol Hollaway seconded. The motion was withdrawn.

Rusty Walla made a motion to defer case 20P-042 until February 2, 2021 in order for the applicant to determine the final location of the turtle sculpture. Steven Peña seconded.

The Chairperson called for questions or comments from the Commission. The following votes were cast:

In favor: Antonelli, Brown, Hill, Hollaway, Peña, Walla
Opposed: None
Absent: Cook
Non-voting participant: CM Listowski (Ex Officio)

The motion passed.

DISCUSSION AND ACTION ITEMS

THE MEETING ADJOURNED AT 4:56 PM

