



# City of Galveston

MINUTES OF THE PLANNING COMMISSION OF THE CITY OF GALVESTON  
REGULAR MEETING – April 19, 2022

## CALL MEETING TO ORDER

The meeting was called to order at 3:35 p.m.

## ATTENDANCE

Members Present: Bob Brown, Rejone Edwards, David Finklea, Jeffrey Hill, Steven Peña, Rusty Walla, Councilmember John Paul Listowski

Members Absent: Stan Humphrey

Staff Present: Tim Tietjens, Executive Director; Catherine Gorman, AICP, Assistant Director/HPO; Beverly West, Assistant City Attorney; Patrick Collins, Planning Technician

## CONFLICT OF INTEREST

None

## APPROVAL OF MINUTES

The April 5, 2022 minutes were accepted as written.

## PUBLIC COMMENT

None

## NEW BUSINESS AND ASSOCIATED PUBLIC HEARINGS

### CHANGE OF ZONING

**22P-021 (1502, 1504, 1505, 1506, 1507, 1510, 1512, 1514, 1515, 1521, 1602, 1606, 1608, 1609, 1611, 1613, 1615, 1616, 1619, 1620, 1621, 1624, 1628, 1701, 6802, 6807, 6808, 6809, 6814, 6815, 6827, 6828 Driftwood Ln; 1501, 1504 Bayou Homes Dr; and 6500, 6510, 6520 Bayou Front Dr)** Request for a Change of Zoning in order to designate a portion of the Driftwood neighborhood as a Restricted Residential, Single-Family (R-0) zoning district. Properties are legally described as East ½ of Lots 7 and 8 (7-3), West ½ of Lots 7 & 8 & North-West part of Lot 9 (7-2), West ½ of Lots 24 thru 26 (24-1), Part of Lot 96 (96-2), Trimble & Lindsey, Section 1, Lots 3 & Part of 2 & 4, Sproule Addition, Part of Lot 96 (96-5), Trimble & Lindsey, Section 1 & Part of Lot 5 All of Lot 6, Sproule Addition, Part of Lot 96, Trimble & Lindsey, Section 1 & Part of Lots 4 & 5, Sproule Addition (96-6), Part of Lots 94 & 95 (94-1), 94 & 95 (94-2) Trimble & Lindsey, Section 1; Part of Lots 94 & 95 (94-3), Lots 94 & 95 (94-1), Lots 94 & 95 (94-2), Trimble and Lindsey; Lots 1 & Adj Road, 2, 3, 4, 5, 6, 7, 8, South 32.50 feet of Lot 12 and North 45 feet of Lot 13 (12-1), North 95 feet of Lot 9 (9-1), 14, South 12.5 feet of Lot 13 & North Part of Lot 15, West Part of Lot 18 & East 25 feet of Lot 19 (18-1), 105 & North 10 feet of Lot 104, West 25 feet of Lot 20 & East 45 feet of Lot 21 (20-1), West 35 feet of Lot 19 & East 35 feet of Lot 20 (19-1), 23 & West 5 feet of Lot 22, West 15 feet of Lot 21 & East 55 feet of Lot 22 (22-1), South 47.50 feet of Lot 11 & North 27.50 of Lot 12 (11-1), 17, Part of Lots 16 & 18, Part of Lots 15 & 16 (15-3), and Lot 10, South 5 feet of Lot 9 & North 12.50 feet of Lot 11, Driftwood Subdivision; Lots 1 & 2, 3A Replat (3-0), 5,6 & 7, 8 & 10 (8-1), and Lots 9, 11, & North 20 feet of Lot 13, Bayou Homes Subdivision; Lot 1, West 21.25 feet of Lot 2 & part of Adj road, Sproule Addition & part of Lot 96, Trimble and Lindsey Section 1, Hall and Jones Survey, in the City and County of Galveston, Texas

Applicant: Development Services Department

Staff presented a memo requesting deferral of the request.

Chairperson Jeffrey Hill opened the public hearing on the case. The public hearing was closed and the Chairperson called for a motion.

Steven Peña made a motion to defer the request to the May 3 Planning Commission meeting in order for staff to fulfill the public notification requirement. Vice-Chairperson Bob Brown seconded.

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

In favor:	Brown, Edwards, Finklea, Hill, Peña, Walla
Opposed:	None
Absent:	Humphrey
Non-voting participant:	Listowski

**The motion passed.**

**TEXT AMENDMENT**

**222A-003** Request for a text amendment to the Galveston Land Development Regulations, Article 5, Table 5.105, to modify signage allotment size on buildings for uses that contain buildings located a significant distance from the right of way upon which the building fronts within (HI) Heavy Industrial or (LI) Light Industrial Zoning districts.

Applicant: City of Galveston, Development Services Department

Staff presented the staff report.

Chairperson Jeffrey Hill opened the public hearing on the case. The public hearing was closed and the Chairperson called for a motion.

Rusty Walla made a motion to recommend approval of the request. Vice-Chairperson Bob Brown seconded.

Vice-Chairperson Bob Brown made a motion to amend the new text in Table 5.107 to read "Within Heavy and Light Industry (HI & LI) zones, a building located a distance greater than 500 feet to the nearest right of way, may increase the square footage allotment of a flat /wall sign/canopy by 20% (non-compounding) for each 100 feet of additional distance to said right of way."

Chairperson Jeffrey Hill seconded.

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

In favor:	Brown, Edwards, Finklea, Hill, Peña, Walla
Opposed:	None
Absent:	Humphrey
Non-voting participant:	Listowski

**The motion passed.**

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

In favor:	Brown, Edwards, Finklea, Hill, Peña, Walla
Opposed:	None
Absent:	Humphrey
Non-voting participant:	Listowski

**The motion passed.**

**DISCUSSION AND ACTION ITEMS:**

- Virtual Attendance at Commission Meetings (Staff)

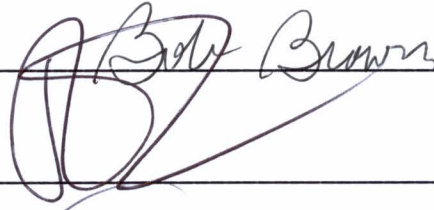
**THE MEETING ADJOURNED AT 4:10 PM**



PLANNING COMMISSION  
COMMISSIONER SIGN-IN SHEET

MEETING DATE: April 19, 2022

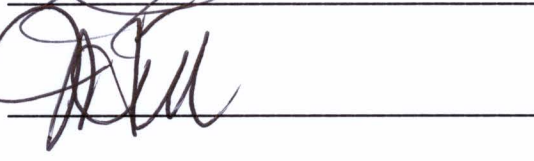
BROWN, BOB

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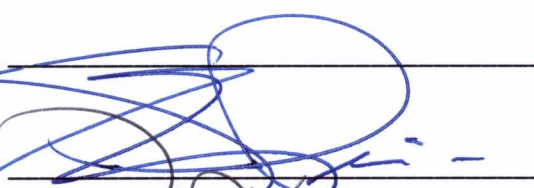
EDWARDS, REJONE

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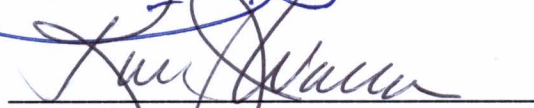
FINKLEA, DAVID

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HILL, JEFFREY

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HUMPHREY, STAN

A handwritten signature in black ink, appearing to be "Stan Humphrey", written over a horizontal line.

PEÑA, STEVEN

A handwritten signature in black ink, appearing to be "Steven Peña", written over a horizontal line.

WALLA, RUSTY

A handwritten signature in black ink, appearing to be "Rusty Walla", written over a horizontal line.

LISTOWSKI, JOHN PAUL  
EX-OFFICIO

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PLANNING COMMISSION WORKSHOP  
COMMISSIONER SIGN-IN SHEET


MEETING DATE: April 19, 2022

BROWN, BOB



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EDWARDS, REJONE




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FINKLEA, DAVID



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HILL, JEFFREY




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HUMPHREY, STAN

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PEÑA, STEVEN



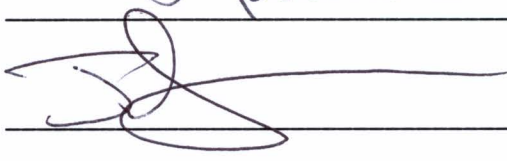
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WALLA, RUSTY



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LISTOWSKI, JOHN PAUL  
EX-OFFICIO



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