

AGENDA
PLANNING COMMISSION
REGULAR MEETING
3:30 p.m. Tuesday, July 19, 2022
City Council Chambers, 2nd Floor of City Hall
823 Rosenberg, Galveston, Texas

Members of the public may participate in the meeting in the following ways:

1. Attend the meeting in person at the above address
2. Submit public comment in advance of the meeting:
<https://forms.galvestontx.gov/Forms/PublicComment>

1. Call Meeting To Order
2. Attendance
3. Conflict Of Interest

A. June 21, 2022

Documents:

[06-21-2022 PC MINUTES.PDF](#)

4. Approval Of Minutes
5. Public Comment

Request to Address Commission on Agenda Items Without Public Hearings and Non-Agenda Items (three-minute maximum per speaker. If speaking through a translator, six-minute maximum per speaker)

6. Public Hearings

A. PLATS

1. 22P-045 (2402 45th Street) Request For A Replat To Decrease The Number Of Lots From Fifteen (15) Lots To One (1) Reserve Lot. The Properties Are Legally Described As The M B Menard Survey (2000-0), Southwest Block 132, Galveston Outlots, In The City And County Of Galveston, Texas. Applicant: John Camarillo, Miller Survey Group
Property Owner: Michael Martini And Joyce Warwick

Documents:

[22P-045 - STF PKT.PDF](#)

7. New Business And Associated Public Hearings

A. BEACHFRONT CONSTRUCTION CERTIFICATE/DUNE PROTECTION PERMITS

1. 22BF-069 (25 Grand Beach Blvd) Request For Beachfront Construction Certificate And

Dune Protection Permit To Include Proposed Filling And Leveling Of Lot With Beach Quality Sand. Property Is Legally Described As The Preserve At Grand Beach (2014) Abstract 628, Block 2, Lot 1, Acres 0.243, In The City And County Of Galveston, Texas. Applicant: Michael Gaertner Property Owner: Minh Voss

Documents:

[22BF-069 - 25 GRAND BEACH STF_PKT.PDF](#)

2. 22P-040 (4226 Pirates Drive) Request For Beachfront Construction Certificate And Dune Protection Permit To Include Proposed Construction Of A Single-Family Dwelling With A Fibercrete Driveway And Footer. Property Is Legally Described As Abstract 121 Hall & Jones Survey, Lot 5, Block 3, Pirates Beach Section 2, In The City And County Of Galveston, Texas. Applicant: Christopher Webb Property Owner: Scott And Tara MacLaren

Documents:

[22P-040 - 4226 PIRATES DR STF_PKT.PDF](#)

3. 22P-041 (37 Grand Beach Blvd) Request For Beachfront Construction Certificate And Dune Protection Permit To Include Proposed Construction Of A Single-Family Dwelling With A Paver Driveway And Fibercrete Footer. Property Is Legally Described As Lot 7, Block 2, The Preserve At Grand Beach Subdivision, In The City And County Of Galveston, Texas. Applicant: Brice Johnson Property Owner: Brian Striegold, Cabe Builders LLC

Documents:

[22P-041- 37 GRAND BEACH STF_PKT.PDF](#)

4. 22P-042 (11615 Beachside Drive) Request For Beachfront Construction Certificate And Dune Protection Permit To Include Proposed Construction Of A Single-Family Dwelling With Paver Driveway And Fibercrete Footer. Property Is Legally Described As Beachside Village (2004) Abstract 121, Lot 139, Acres 0.378, In The City And County Of Galveston, Texas. Applicant: Mark And Delinda Dzeda Property Owner: Mark And Delinda Dzeda

Documents:

[22P-042 - 11615 BEACHSIDE DR STF_PKT.PDF](#)

5. 22P-046 (11863 Sunbather Lane) Request For Beachfront Construction Certificate And Dune Protection Permit To Include Proposed Construction Of A Floating Deck Beneath The Habitable Structure To Replace Collapsed Fibercrete Pavers. Property Is Legally Described As Abstract 121 Hall & Jones Survey, The Sands Of Kahala Beach Subdivision (97), Lot 1A 11863 Sunbather Replat, Acres 0.4375, In The City And County Of Galveston, Texas. Applicant: Blake Horton, Ellington Custom Homes Property Owner: Morris And Linda Moore, Morris And Linda Moore Family LTD

Documents:

[22P-046 - 11863 SUNBATHER STF_PKT.PDF](#)

B. TEXT AMENDMENT

1. 22ZA-004 Request For A Text Amendment To The Galveston Land Development Regulations, Article 3, Commercial (C) Addendum, To Modify The Parking

Requirements. Applicant: Galveston Historical Foundation, Inc. Representative: Brax Easterwood, Easterwood Architects Studio

Documents:

[22ZA-004 STF PKT.PDF](#)

8. Adjournment

I certify that the above Notice of Meeting was posted in a place convenient to the public in compliance with Chapter 551 of the Texas Government Code on July 13, 2022 at 11 AM.

Prepared by: Patrick Collins, Planning Technician

IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA), PERSONS IN NEED OF A SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHALL, WITHIN THREE (3) DAYS PRIOR TO ANY PROCEEDING, CONTACT THE CITY SECRETARY'S OFFICE, SUITE 201, 823 ROSENBERG, GALVESTON, TX 77550 (409-797-3510)

MEMBERS OF CITY COUNCIL MAY BE ATTENDING AND PARTICIPATING IN THIS MEETING