



**CITY OF HEDWIG VILLAGE, TEXAS  
PLANNING AND ZONING COMMISSION  
REGULAR MEETING  
TUESDAY, FEBRUARY 5, 2019  
6:30 P.M. - 955 PINEY POINT ROAD**

**MINUTES**

**1. Call To Order**

Chairperson Mathews called the meeting to order at 6:33 p.m.

Present:

Susan Mathews  
Tom Roth  
Bitsy Searcy  
Pat Murphy

Zach Petrov, Acting City Attorney  
Kevin Taylor, BBG Code Consulting  
Evan DuVall, BBG Code Consulting  
Shirley Rouse, Council Liaison  
Angie Ventura, PZ Secretary

Steve Darnell, Fuller

Omer Mungia, 9005 Gaylord

Absent:

Minh Ly  
Diana Kopelman

Barbara Abrams

**2. Resident/Visitor Comments**

There were no resident/visitor comments.

**3. Approval of Minutes**

November 29, 2018 Planning and Zoning Special meeting Tom Roth moved to approve Bitsy Searcy 2<sup>nd</sup> all in favor. Motion carried

January 3, 2019 Planning and Zoning Special meeting Bitsy Searcy moved to approve Tom Roth 2<sup>nd</sup> all in favor. Motion carried.

**4. Reports from City Council Liaison**

Shirley Rouse reported that there was an emergency city council meeting on January 17, 2019 due to reports from the fire Chief and building official regarding conditions of Memorial Inn and suites. In a follow up meeting there was a public hearing on January 23, 2019 where the property owners attended and reported that they were going to shut down and close the business.

Kevin Taylor reported that the property owner plans to vacate and demolish this property within the next 2 to 3 months.

Shirley Rouse also advised that council passed changes to the residential non-conforming properties ordinances.

**5. Reports from Subcommittees**

None

**Discussion and possible action on:**

**a. Proposed Ordinance regarding shared parking**

Evan Duvall shared a report on shared and off-site parking within commercial districts planning and zoning reviewed and discussed shared parking. Susan Mathews suggested that they continue discussions on this item in future meetings.

**b. Discussion regarding small nodes with in the city of Hedwig Village**

Planning and Zoning discussed the small nodes. Pat Murphy asked if the coverage is negotiable possibly to expand coverage to the residential areas. Kevin Taylor advised that maybe negotiable and that these nodes will eventually expand to cover all areas. Susan Mathews mentioned that the decisions regarding small node will be made outside of the planning and zoning commission.

**c. Update on Memorial High School renovations/improvements**

Kevin Taylor advised that he attended was a meeting with LJA to discuss drainage but there was no finalized information to share. Planning and zoning discussed the possibilities of limits in height and traffic impact.

**d. Buried Power Lines in Business Districts**

Zach Petrov advised that he would like to discuss some language on this with the building official since he would be the one to enforce and he would have a draft by the next meeting.

**e. Design Guide**

No Discussion

**f. Minimum building construction Standards of Leed Silver. Class "A" or other standards for the Business Districts.**

No Discussion

**g. Proposed Lighting Ordinance**

No Discussion

**h. Landscaping Requirements for Business Districts**

No Discussion

**i. Comprehensive plan**

No Discussion

**j. Proposed re-plat of reserve B of Nations Center, to create an 8.084 acre fulcrum subdivision with two reserves, generally located at 8735 Katy Freeway**

Planning and Zoning and Steve Darnell with Fuller discussed this proposed re-plat. Bitsy Searcy moved to approve this re-plat Tom Roth 2<sup>nd</sup> the motion. All in favor motion carried.

**k. Future Agenda Topics**

Susan Mathews polled members on what top 2 things they would like Planning and zoning accomplish on 2019 Tom Roth said buried power lines, Bitsy Searcy said buried power lines and lighting, Pat Murphy said Buried power lines and landscaping and Susan Mathews said the design guide.

**6. Adjourn**

Member Bitsy Searcy moved, Member Tom Roth seconded, to adjourn the meeting at 8:21 p.m., all in favor.

**MOTION CARRIED UNANIMOUSLY**

Approved and accepted June 4, 2019

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Pat Murphy  
Planning and Zoning Commission Chair

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Angie Ventura  
Planning and Zoning Secretary