

**CITY OF SANTA FE
SPECIAL COUNCIL MEETING
PLANNING AND ZONING COMMISSION MEETING
FEBRUARY 2, 2010 6:00 P.M.
COUNCIL CHAMBERS
12002 HWY. 6
SANTA FE, TEXAS**

MINUTES

The meeting was called to order at 6:00 p.m. by Mayor Ralph Stenzel.

Roll Call: Present: Mayor Ralph Stenzel
Mayor Pro-tem Jeff Tambrella
Councilmember Joe Carothers
Councilmember Bubba Jannett
Councilmember Jim Abney
Councilmember Pat McCrary
City Manager Joe Dickson
City Secretary Janet L. Davis
Planning and Zoning Commissioner Winnie Corsaro
Planning and Zoning Commissioner Gary Smith
Planning and Zoning Commissioner Charlie Coleman
Planning and Zoning Commissioner Judith Koleng
Planning and Zoning Commissioner Dorothy Bello
Planning and Zoning Commissioner Daniel Kitchener, arrived at 6:35 p.m.
Community Services Director Diana Steelquist

The invocation was given by and the pledge of allegiance to the U. S. Flag and to the Texas Flag was led by City Manager Joe Dickson.

Workshop with Planning and Zoning Commission:

a. Discussion: Proposed revisions to the Subdivision Ordinance including the addition of a section on Storm Water Pollution Control

Community Services Director Diana Steelquist briefly reviewed the Planning and Zoning Commission's proposed revisions to the Subdivision Ordinance, focusing primarily on the addition of a new section on Storm Water Pollution Prevention Measures to fulfill the requirements of the city's storm water management plan. Other changes recommended include the requirement of a title report with plat submittals, a reduction in the number of copies of the plat to be submitted with an application, notes to be included on the plat, a reduction in the easement requirement from 16 feet to 10 feet, an increase in the sidewalk width to 5 feet as recommended by TxDOT, indicating Council as authority to accept public infrastructure, and revising the fee schedule to add a preliminary plat fee. Council asked staff to contact some of the surrounding cities in Galveston County to inquire about their fees for filing subdivision plats.

b. Discussion: Proposed revisions to the Corridor Development Standards of the Zoning Ordinance
Community Services Director Diana Steelquist briefly reviewed the Planning and Zoning Commission's recommended changes to the Corridor Development Standards. Their focus was to organize the document in a logical order and to simplify the areas and roadways where the standards apply. The Commission also recommended providing clear details on the submittal and review process; exempting existing homesites; requiring shared access for new development; detailing landscaping, screening, and buffer yards; and defining masonry materials. Ms. Steelquist provided examples on how to calculate the exterior surface of a building front for meeting the twenty percent masonry construction material requirement.

Business:

a. Discussion of design and budget for bond initiative projects, specifically a public safety building
City Manager Joe Dickson said the committee has met to review the design of the public safety building. Their recommendation is to move the police station to the middle of the lot with a space near the highway reserved for a future courthouse. The floor plan was revised slightly and the preliminary cost estimates decreased from \$5 million to \$4.5 million, with a proposed tax rate of 7 cents per \$100 valuation. The \$320,000 cost of the land could still be included in the bond if Council wanted to return the monies expended to the fund balance and the proposed tax rate with the land included would increase to 7.6 cents.

Motion by Councilmember Jannett, seconded by Councilmember Abney to adjourn. The motion passed and the meeting adjourned at 7:20 p.m.

ATTEST:

RALPH STENZEL, MAYOR

Janet L. Davis, City Secretary