

**AGENDA**  
**PLANNING COMMISSION**  
**REGULAR MEETING**  
**3:30 p.m. Tuesday, February 19, 2019**  
**City Council Chambers, 2nd Floor of City Hall**  
**823 Rosenberg, Galveston, Texas**

1. Call Meeting To Order
2. Attendance
3. Conflict Of Interest
4. Approval Of Minutes: February 5, 2019

Documents:

[2019-02-05 PC MINUTES.PDF](#)

5. Request To Address Commission On Agenda Items Without Public Hearings And Non-Agenda Items (Three Minutes Maximum Per Speaker)
6. Public Hearings
  - A. 19BF-001 (12908 Bermuda Beach Drive) Request For A Beachfront Construction Certificate/Dune Protection Permit For Construction Of A Driveway. Property Is Legally Described As Lot 14, Section 1, Bermuda Beach, A Subdivision In The City And County Of Galveston. Applicant: Tricon Land Surveying/Brene Anderson Property Owner: Kenneth And Donna Conly

Documents:

[19BF-001 - MEMO TO PC.PDF](#)

7. New Business And Associated Public Hearings
  - A. 19P-013 (25715 Snowy Egret) Request For A Beachfront Construction Certificate/Dune Protection Permit In Order To Construct A New Single-Family Dwelling. Property Is Legally Described As Lot 26, Block 1, Pointe West Section 1, A Subdivision Located In The City And County Of Galveston, Texas. Applicant: Egret Bay Builders/Dana Lee Property Owners: Steve And Melissa Cone

Documents:

[19P-013 - STAFF REPORT WITH ATTACHMENTS.PDF](#)

- B. 19P-014 (25623 Snowy Egret) Request For A Beachfront Construction Certificate/Dune Protection Permit In Order To Construct A New Single-Family Dwelling. Property Is Legally Described As Lot 32, Block 1, Pointe West Section 1, A Subdivision Located In The City And County Of Galveston, Texas. Applicant: Rise Architecture & Design/Cate Black Property Owners: Trisha And Eric English

Documents:

[19P-014 - STAFF REPORT WITH ATTACHMENTS.PDF](#)

- C. 19P-009 (2427 Market/Avenue D) Request For Designation As A Galveston Landmark. Property Is Legally Described As Lot 1, Block 504, In The City And County Of Galveston, Texas. Applicant: C.J. Spencer Property Owner: Market Street Management, LLC

Documents:

[19P-009 STF PKT.PDF](#)

- D. 19P-015 (Adjacent To 808 27th Street) Request For A License To Use In Order To Retain The Placement Of A House In The City Right-Of-Way. Adjacent Property Is Legally Described As South 19.5 Feet Of Lot 1 (1-1), Block 266, In The City And County Of Galveston, Texas. Applicant: Paul Church Adjacent Property Owner: RNC Real Estate Holdings, LLC Easement Holder: City Of Galveston

Documents:

[19P-015 STF PKT.PDF](#)

- E. 19P-012 (21203 Scissor Tail Drive) Request For A Replat In Order To Increase The Number Of Lots From One To Two. The Property Is Legally Described As Estates Of Sunset Cove Phase 2 (2016), Abstract 121, Reserve 3-A (3-100), Acres 8.302, In The City And County Of Galveston, Texas. Applicant: Ross Novelli, Jr. Property Owners: Estates Of Sunset Cove, L.P.

Documents:

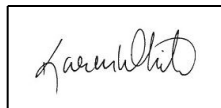
[19P-012 STF PKT.PDF](#)

#### 8. Discussion Items

- Discussion of Beachfront regulations pertaining to accreting beaches versus eroding beaches and determinations of habitable space (Black/Reinhart)
- Reminder of Changed Meeting Time on Tuesday, March 5, 2019 (Staff)

#### 9. 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 February 15, 2019 at 3:00 P.M.



Prepared by: Karen White, 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**