

4813 W. Broadway
Pearland, Texas 77581
(281) 485-1434



Fax (281) 485-0065
www.bdd4.org

Brazoria Drainage District No. 4

A Political Subdivision of the State of Texas

Regular Meeting
No. 6

June 8, 2021
9:00 AM – Called to Order by Commissioner Brennan

Commissioners of Brazoria Drainage District No. 4 convened in session June 8, 2021 with the following Commissioners present:

Jeffrey H. Brennan

Harrison Rogers

Jim Mooney

Others Attending:

{See Attached List}

Following the invocation and Pledge of Allegiance, the Board considered the following items:

II. PUBLIC COMMENTS

Kristofer Shoeffler – Signed up to give Public Comments but opted instead to speak only during the consideration of his Agenda item. {Request Attached}

III. APPROVAL OF MINUTES

A. Public Hearing – May 4, 2021

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve the minutes for the Public Hearing as submitted. Motion carried unanimously.

B. Regular Meeting – May 4, 2021

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve the minutes for the Regular Meeting as submitted. Motion carried unanimously.

IV. APPROVAL OF CHECKS

June and July 2021

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve the checks numbered 39432 – 39510. Motion carried unanimously.

V. NEW BUSINESS

- A. Discussion, Consideration & Possible Action** – To dedicate 0.206 acres and a Temporary Construction Easement to the City of Pearland for the Smith Ranch Rd. widening project and authorize the Assistant Superintendent to sign all related documents.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve dedicating 0.206 acres and a Temporary Construction Easement to the City of Pearland for the Smith Ranch Rd. widening project and authorize the Assistant Superintendent to sign all related documents.
Motion carried unanimously.

- B. Discussion, Consideration & Possible Action** – To accept a 5.057 acre drainage easement from the City of Pearland along Mary's Creek near the West Lea subdivision.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve accepting a 5.057 acre drainage easement from the City of Pearland along Mary's Creek near the West Lea subdivision. Motion carried unanimously.

VI. VARIANCE REQUESTS

- A. Discussion, Consideration & Possible Action** – 7514 Bailey Rd. – BDD4 #19157 – Lentz Engineering, Inc. – Southwest of the intersection of Bailey Rd. & Allen Rd.

1. Variance Request: To allow a reduction in the detention pond maintenance berm requirement.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve allowing a reduction in the detention pond maintenance berm to 10'. Motion carried unanimously.

- B. Discussion, Consideration & Possible Action** – Massey Oaks Detention Ph. 1 – BDD4 #20242 – R.G. Miller Engineers, Inc. – South of CR 100, west of Harkey Rd. & east of the American Canal.

1. Variance Request #1: A reduction in the maintenance berm requirement for detention ponds.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve a reduction in the maintenance berm requirement for detention ponds to 20'. All Commissioners opposed. Motion failed; Variance Request was denied.

2. Variance Request #2: A reduction in the requirement for detention pond side slopes.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve a reduction in the requirement for detention pond side slopes to 3:1.

Motion Amended: Commissioner Brennan; Second: Commissioner Rogers; To approve with the consideration that the District's Engineer review the geo-tech report and comment accordingly with regards to whether it will work in this instance. Motion carried unanimously.

C. Discussion, Consideration & Possible Action – Bledsaw Residence – Kathy & Dennie Bledsaw – 7310 CR 128; west of the intersection of CR 143 & CR 128 in the Rustic Acres subdivision.

1. Variance Request: To allow a propane tank and generator within a drainage easement.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve allowing a propane tank and generator within a drainage easement. Motion carried unanimously.

D. Discussion, Consideration & Possible Action – Commercial Development @ 1835 CR 130 – BDD4 #21114 – RSG Engineering, Inc. – 1835 CR 130; southwest of the intersection of CR 127 & CR 130 in the Pearland Regional Airport.

1. Variance Request: To allow a covered parking area to be considered as impervious for detention calculations.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve allowing a covered parking area to be considered as not impervious for detention calculations. All Commissioners opposed. Motion failed; Variance Request was denied.

E. Discussion, Consideration & Possible Action – Magnolia Mobile Homes – BDD4 #21101 – AL&B Engineering Services, LLC – 12940 Magnolia Pkwy.; west of the intersection for CR 48 & Magnolia Pkwy.

1. Variance Request: A reduction in the outfall flowline height.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve a reduction in the outfall flowline height to 6". Motion carried unanimously.

F. Discussion, Consideration & Possible Action – Segenhof Development – BDD4 #20145 – Kristofer Schoeffler – 2126 Roy Rd.; west side of the intersection of Roy Rd. & Hickory Slough.

1. Variance Request: To allow a fence within a drainage easement.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve allowing a fence within a drainage easement. Motion carried unanimously.

G. Discussion, Consideration & Possible Action – 1306 Loop Dr. – BDD4 #21153 – AL&B Engineering Services, LLC – 1306 Loop Dr.; South of SH 6, north of CR 190, southwest of the intersection of Marydean St. & Loop Dr.

1. Variance Request #1: A reduction in the outfall flowline height.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve a reduction in the outfall flowline height to 6". Motion carried unanimously.

2. Variance Request #2: A reduction in the detention pond maintenance berm width.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve a reduction in the detention pond maintenance berm width to 10'. Motion carried unanimously.

3. Variance Request #3: A reduction in the detention pond freeboard height.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve a reduction in the detention pond freeboard height to 6". Motion carried unanimously.

H. Discussion, Consideration & Possible Action – Xcess Services – BDD4 #21154 – AL&B Engineering Services, LLC – 3907 Old Chocolate Bayou Rd.; east side of Old Chocolate Bayou Rd., south of Bailey Rd.

1. Variance Request: A reduction in the outfall flowline height.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve a reduction in the outfall flowline height to 6". Motion carried unanimously.

VII. PLATS & PLAN

A. Discussion, Consideration & Possible Action – Coastal Sports Academy – BDD4 #21122 – Final Plat – Pro-Surv – 4650 Dixie Farm Rd.; on Dixie Farm Rd. between SH 35 & Pearland Pkwy.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve the Coastal Sports Academy Final Plat (BDD4 #21122). Motion carried unanimously.

B. Discussion, Consideration & Possible Action – Pomona Sec. 22 – BDD4 #20138 – Final Plat – LJA Engineering, Inc. – West of SH 288, east of CR 48, south of Mustang Bayou, in the Pomona Development.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve the Pomona Sec. 22 Final Plat (BDD4 #20138). Motion carried by majority. Commissioner Mooney did not vote.

C. Discussion, Consideration & Possible Action – Manvel Town Center public Detention Ponds Ph. 1A – BDD4 #18200 – Revised Final Drainage Plan – BGE, Inc. – Northwest intersection of SH 288 & SH 6 in the future Manvel Town Center development.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve the Manvel Town Center Public Detention Ponds Ph. 1A Revised Final Drainage Plan (BDD4 #18200). Motion carried unanimously.

D. Discussion, Consideration & Possible Action – Duncanson Barndominium – BDD4 #21120 – Revised Final Drainage Plan – H2B, Inc. – 18025 CR 125; southeast of the intersection of CR 125 & CR 130.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve the Duncanson Barndominium Revised Final Drainage Plan (BDD4 #21120). Motion carried unanimously.

E. Discussion, Consideration & Possible Action – Commercial Development @ 1835 CR 130 – BDD4 #21114 – Final Drainage Plan – RSG Engineering, Inc. – 1835 CR 130; southwest of the intersection of CR 127 & CR 130 in the Pearland Regional Airport.

Motion: Commissioner Brennan; Second: Commissioner Rogers; To approve the Commercial Development @ 1835 CR 130 Final Drainage Plan (BDD4 #21114). Motion carried unanimously.

F. Discussion, Consideration & Possible Action – Del Bello Lakes Detention Reserve No. 2 – BDD4 #21148 – Final Plat – LJA Engineering, Inc. – Northeast of the intersection of SH 288 & SH 6 in the future Del Bello Lakes development.

Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve the Del Bello Lakes Detention Reserve No. 2 Final Plat (BDD4 #21148). Motion carried unanimously.

G. Discussion, Consideration & Possible Action – Del Bello Lakes Detention & Drainage Facilities Ph. 3 – BDD4 #21151 – Final Drainage Plan – LJA Engineering, Inc. – Northeast of the intersection of SH 288 & SH 6 in the future Del Bello Lakes development.

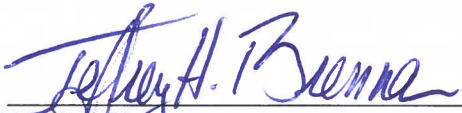
Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve the Del Bello Lakes Detention & Drainage Facilities Ph. 3 Final Drainage Plan (BDD4 #21151). Motion carried unanimously.

H. Discussion, Consideration & Possible Action – Hearn Grove – BDD4 #21150 – Final Plat – Survey 1, Inc. – Southeast of the intersection of CR 888 (Kincaid Rd.) & CR 894.

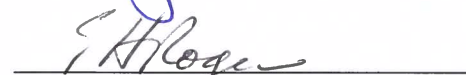
Motion: Commissioner Brennan; Second: Commissioner Mooney; To approve the Hearn Grove Final Plat (BDD4 #21150). Motion carried unanimously.

VIII. ADJOURN

No further business, the meeting adjourned at 10:16 A.M., June 8, 2021.



Jeffrey H. Brennan, Chairman



Harrison Rogers, Secretary



Jim Mooney

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| NAME | BUSINESS AFILIATION |
|-------------------|---------------------|
| Adrian Geyo | BDD4 |
| Speedy Aron | Lentz/ BDD4 |
| Kathy Bledsaw | |
| Jennie Bledsaw | |
| Cathy Fontenot | Survey 1 |
| Jim Mooney | BDD4 |
| Vinay Goel | RG Miller |
| Clay Rhoden | RKW Investments |
| Rajendra Shrestha | City of Pearland |
| Angie Sanchez | Lentz Engineering |

Jim Mooney
Commissioner

Jeffrey Brennan
Commissioner

Harrison Rogers
Commissioner

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NAME

BUSINESS AFILIATION

Camern Wallace

Lentz Engineering

SCOTT FEULESS

CITIZEN

JASON PRICE

LJA ENGINEERING

Clint Goebel

BDD 4

Kris Schreffler

RESIDENT

Salim Obeid

RSG Engineering

LEIGH BURNER

BDD4

Jim Mooney
Commissioner

Jeffrey Brennan
Commissioner

Harrison Rogers
Commissioner

BRAZORIA DRAINAGE DISTRICT #4

CITIZEN REQUEST TO ADDRESS THE BOARD

OPEN MEETING DATE: 6/8/21

To address the Drainage District Board of Commissioners, this form must be filled out and turned in prior to the beginning of the meeting.

Please be aware that no action can be taken on your topic at this time. When your name is called, you will be allowed three minutes to address the Board. Please stand so that your comments may be clearly heard.

Speaker Request

Check the appropriate sentence(s):

X

I wish to address the Commissioners regarding agenda item number;

_____ (example: New Business #4)

SEGENHOFF DEVELOPMENT ENCROACHMENT
REQUEST

_____ I wish to address the Commissioners on another issue;

Name: KRISTOFER SCHOEFFLER

Address: 2126 ROE RD, PEARLAND, TX 77581

Phone: 281-455-9970

Group/Organization Represented: SEGENHOFF DEVELOPMENT