

4813 W. Broadway
Pearland, Texas 77581



(281) 485-1434
info@bdd4.org

Brazoria Drainage District No. 4

A Political Subdivision of the State of Texas

Regular Meeting
No. 4

April 5, 2022
9:00 AM – Called to Order by Commissioner Brennan

Commissioners of Brazoria Drainage District No. 4 convened in session April 5, 2022 with the following Commissioners present:

Jeffrey H. Brennan

Harrison Rogers

Jim Mooney

Others Attending:

{See Attached List}

Commissioner Brennan called the meeting to order at 9:00 AM.

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

II. PUBLIC COMMENTS

NONE

III. APPROVAL OF MINUTES

A. Regular Meeting – March 8, 2022

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE MINUTES FOR THE REGULAR MEETING AS SUBMITTED.
MOTION CARRIED UNANIMOUSLY.

IV. APPROVAL OF CHECK NUMBERS

April & May 2022

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE CHECKS NUMBERED 40249 – 40342.
MOTION CARRIED UNANIMOUSLY.

V. NEW BUSINESS

- A. Discussion, Consideration & Possible Action** – To authorize the Superintendent to negotiate, make an offer, and sign all documents for the purchase of approximately 43 acres of land located adjacent to Cannon Ditch at appraised value not to exceed \$920,000.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO AUTHORIZE THE SUPERINTENDENT TO NEGOTIATE, MAKE AN OFFER,
AND SIGN ALL DOCUMENTS FOR THE PURCHASE OF APPROXIMATELY 43
ACRES OF LAND LOCATED ADJACENT TO CANNON DITCH AT APPRAISED
VALUE NOT TO EXCEED \$920,000.
MOTION CARRIED UNANIMOUSLY.

VI. VARIANCE REQUESTS

- A. Discussion, Consideration & Possible Action** – Pearland Warehouse – BDD4 #22-000069 – Sharon Humphrey – Northwest corner of CR 59 & CR 48.

Variance Request: To waive the escrow payment for a pumped detention system.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO WAIVE THE ESCROW PAYMENT FOR A PUMPED DETENTION SYSTEM.
MOTION CARRIED UNANIMOUSLY.

- B. Discussion, Consideration & Possible Action** – Woodcreek Park Bridge – BDD4 #22-000084 – Located northeast of the intersection of Broadway and Woodcreek Dr.

Variance Request: To deviate from the low chord requirement for bridges.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO ALLOW A DEVIATION FROM THE LOW CHORD REQUIREMENT FOR
BRIDGES.
MOTION CARRIED UNANIMOUSLY.

VII. PLATS & PLANS

- A. Discussion, Consideration & Possible Action** – Clover Airport Acres – BDD4 #22-000056 – Final Plat – McKim and Creed – Located at the southeast corner of CR 127 & CR 124 intersection; east of the Pearland Regional Airport landing strip.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE CLOVER AIRPORT ACRES FINAL PLAT (BDD4 #22-000056).
MOTION CARRIED UNANIMOUSLY.

- B. Discussion, Consideration & Possible Action** – Time Mart at Trammel Fresno – BDD4 #22-000042 – Final Plat – Windrose Land Surveying – Southwest of the intersection of CR 48 & CR 58.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE TIME MART AT TRAMMEL FRESNO FINAL PLAT (BDD4 #22-000042).

MOTION CARRIED UNANIMOUSLY.

- C. Discussion, Consideration & Possible Action** – Pearland Main Business Park – BDD4 #22-000001 – Final Plat – Green Leaf Land Surveys – Southeast of the intersection of McHard Rd. & SH 35; 1613 N. Main St.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE PEARLAND MAIN BUSINESS PARK FINAL PLAT (BDD4 #22-000001).

MOTION CARRIED UNANIMOUSLY.

- D. Discussion, Consideration & Possible Action** – Williams Addition – BDD4 #21-000045 – Final Drainage Plan – FIF Engineering – Located on the northeast corner of the CR 81 & CR 48 intersection; 7933 CR 48.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE WILLIAMS ADDITION FINAL DRAINAGE PLAN (BDD4 #21-000045).

MOTION CARRIED UNANIMOUSLY.

- E. Discussion, Consideration & Possible Action** – Bailey Water Treatment Plant – BDD4 #22-000041 – Final Plat – C.L. Davis & Company – Northeast corner of Bailey Rd. & Wells Dr., just east of the Pearland Recreation Center & Natatorium.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE BAILEY WATER TREATMENT PLANT FINAL PLAT (BDD4 #22-000041).

MOTION CARRIED UNANIMOUSLY.

- F. Discussion, Consideration & Possible Action** – French Quarter – BDD4 #22-000040 – Drainage Impact Analysis – Huitt-Zollars, Inc. – South of Town Lakes Estates, east of S. Main St., west of Pearland Pkwy., and north of Cowart Creek.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE FRENCH QUARTER DRAINAGE IMPACT ANALYSIS (BDD4 #22-000040).

MOTION CARRIED UNANIMOUSLY.

- G. Discussion, Consideration & Possible Action** – Airpark Estates Section 7 – BDD4 #22-000048 – Final Plat – Gormly Surveying, Inc. – In the southern portion of the Pearland Regional Airport development; adjacent to Cowart Creek.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE AIRPARK ESTATES SECTION 7 FINAL PLAT (BDD4 #22-000048).

MOTION CARRIED BY MAJORITY. COMMISSIONER MOONEY DID NOT VOTE.

- H. Discussion, Consideration & Possible Action** – Manvel Town Center Public Utilities Phase 1B – BDD4 #22-000027 – Revised Final Drainage Plan – BGE, Inc. – Located at the northwest corner of SH 288 & SH 6.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE MANVEL TOWN CENTER PUBLIC UTILITIES PHASE 1B
REVISED FINAL DRAINAGE PLAN (BDD4 #22-000027).

MOTION CARRIED UNANIMOUSLY.

- I. Discussion, Consideration & Possible Action** – CR 59 Improvement Project – BDD4 #21-000095 – Final Drainage Plan – Cobb, Fendley & Associates, Inc. – CR 59 from west of CR 48 to Kirby Dr.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE CR 59 IMPROVEMENT PROJECT FINAL DRAINAGE PLAN
(BDD4 #21-000095).

MOTION CARRIED UNANIMOUSLY.

- J. Discussion, Consideration & Possible Action** – BC MUD No. 6 Lift Station No. 7 Generator Addition – BDD4 #21-000092 – Final Drainage Plan – Jones|Carter – Located southeast of the intersection of SH 288 & Magnolia Pkwy., in the Silver Lake subdivision.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE BC MUD NO. 6 LIFT STATION NO. 7 GENERATOR ADDITION
FINAL DRAINAGE PLAN (BDD4 #21-000092).

MOTION CARRIED UNANIMOUSLY.

- K. Discussion, Consideration & Possible Action** – Centerpoint Energy Limburg Substation – BDD4 #21-000027 – Final Drainage Plan – TTL Corp – Eastside of CR 831 just north of CR 100.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE CENTERPOINT ENERGY LIMBURG SUBSTATION FINAL
DRAINAGE PLAN (BDD4 #21-000027).

MOTION CARRIED UNANIMOUSLY.

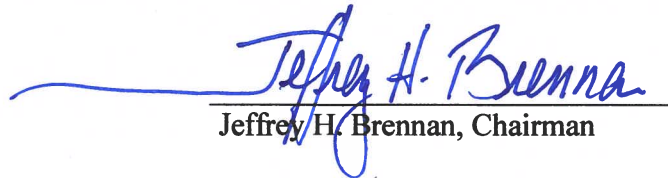
L. Discussion, Consideration & Possible Action – Del Bello Lakes Phase III – BDD4 #21-000072 – Revised Final Drainage Plan – LJA Engineering, Inc. – Northeast of the intersection of SH 288 & SH 6, in the Del Bello Lakes development.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE DEL BELLO LAKES PHASE III FINAL DRAINAGE PLAN (BDD4 #21-000072).

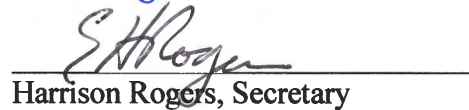
MOTION CARRIED UNANIMOUSLY.

VIII. ADJOURN

NO FURTHER BUSINESS. THE MEETING ADJOURNED AT 9:32 A.M., APRIL 5, 2022.



Jeffrey H. Brennan, Chairman



Harrison Rogers, Secretary



Jim Mooney

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April 05, 2022

Attending Regular Meeting No. 4, held by Commissioners of Brazoria Drainage District No. 4.

NAME	BUSINESS AFILIATION
<u>Jim Mooney</u>	<u>BDD#4</u>
<u>Jason Agon</u>	<u>BDD#4 / LENTZ</u>
<u>Michael denHijl</u>	<u>C.L. Davis & Co.</u>
<u>Sergio Becerra</u>	<u>City of Pearland</u>
<u>Justin Barnett</u>	<u>West Du</u>
<u>Adrian Garza</u>	<u>BDD4</u>
<u>John Genaro</u>	<u>BDD4</u>
<u>Russ Cosbey</u>	<u>Huitt-Zollars</u>
<u>Michael Tchoni</u>	<u>Huitt-Zollars</u>
<u>Daniela Garza</u>	<u>BDD4</u>

Jim Mooney
Commissioner

Jeffrey Brennan
Commissioner

Harrison Rogers
Commissioner

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NAME	BUSINESS AFILIATION
Umesh kc	GC Engineering, Inc.
Michelle Estes	BDD 4
Scott FEULESS	CITIZEN / CANDIDATE
JW Washington	Candidate
A. Mahendra Rodrigo	GC Engineering, Inc.
Samantha Harites	City of Friendswood
SCOTT ARNDT	CLOVERWINDS
Jorge Guerra	ALS Lindsey

Jim Mooney
Commissioner

Jeffrey Brennan
Commissioner

Harrison Rogers
Commissioner