

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. 8

August 2, 2022
9:04 AM – Called to Order by Commissioner Brennan

Commissioners of Brazoria Drainage District No. 4 convened in session August 2, 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 9:04 AM.

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

II. PUBLIC COMMENTS

THE BOARD RECEIVED PUBLIC COMMENTS FROM THE FOLLOWING INDIVIDUALS (FORMS ATTACHED):

- A.G. CROUCH
- MICHELE FALZON
- WYATT TOMPKINS
- JEFF SHADWICK
- MARY DAVIS-GRANGER

III. APPROVAL OF MINUTES

A. Regular Meeting – July 12, 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

August & September 2022

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE CHECKS NUMBERED 40570 – 40645.
MOTION CARRIED UNANIMOUSLY.

V. NEW BUSINESS

A. Discussion, Consideration & Possible Action – A to dedication of 3.80 acres on Mary's Creek from Eubanks & Associates, LTD. and authorize the Chairman to sign all related documents.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE A DEDICATION OF 3.80 ACRES ON MARY'S CREEK FROM EUBANKS & ASSOCIATES, LTD. AND AUTHORIZE THE CHAIRMAN TO SIGN ALL RELATED DOCUMENTS.
MOTION CARRIED UNANIMOUSLY.

B. Discussion, Consideration & Possible Action – A dedication of 0.2314 acres on Mary's Creek from Magnolia 8.7166 Acres, L.P. and authorize the Chairman to sign all related documents.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE A DEDICATION OF 0.2314 ACRES ON MARY'S CREEK FROM MAGNOLIA 8.7166 ACRES, L.P. AND AUTHORIZE THE CHAIRMAN TO SIGN ALL RELATED DOCUMENTS.
MOTION CARRIED UNANIMOUSLY.

VI. VARIANCE REQUESTS

NONE

VII. PLATS & PLANS

A. Discussion, Consideration & Possible Action – Manvel Town Center Public Utilities Phase 1B – BDD4 #22-000156 – Revised Final Drainage Plan – BGE, Inc. – At the northwest intersection of SH 288 and SH 6.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE MANVEL TOWN CENTER PUBLIC UTILITIES PHASE 1B REVISED FINAL DRAINAGE PLAN.
MOTION CARRIED UNANIMOUSLY.

B. Discussion, Consideration & Possible Action – Pomona Section 22 – BDD4 #22-000148 –Final Plat – LJA Engineering, Inc. – South of Mustang Bayou and west of SH 288 in the Pomona development.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO APPROVE THE POMONA SECTION 22 FINAL PLAT.

MOTION CARRIED UNANIMOUSLY.

C. Discussion, Consideration & Possible Action – Alexander Section 2 – BDD4 #22-000146 – Final Plat – LJA Engineering, Inc. – West of SH 35, south of Bailey Road and east of the Railroad.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE ALEXANDER SECTION 22 FINAL PLAT.
MOTION CARRIED UNANIMOUSLY.

D. Discussion, Consideration & Possible Action – Pomona Section 27 – BDD4 #22-000143 – Final Drainage Plan – LJA Engineering, Inc. – South of Mustang Bayou and west of SH 288 in the Pomona development.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE POMONA SECTION 27 FINAL DRAINAGE PLAN.
MOTION CARRIED UNANIMOUSLY.

E. Discussion, Consideration & Possible Action – The Lew Tract – BDD4 #22-000136 – Final Drainage Plan – BGE, Inc. – Southeast of the intersection of McKeever Road (C.R. 100) and Harkey Road (C.R. 103).

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE LEW TRACT FINAL DRAINAGE PLAN.
MOTION CARRIED UNANIMOUSLY.

F. Discussion, Consideration & Possible Action – The Landing at Pearland Ultimate Phase – BDD4 #22-000113 – Final Drainage Plan – WGA Consulting Engineers – Near the Pearland Regional Airport, along CR 127, near CR 130.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE LANDING AT PEARLAND ULTIMATE PHASE FINAL DRAINAGE PLAN.

2ND MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER MOONEY;
TO TABLE THIS UNTIL WE RECEIVE DOCUMENTATION FROM EITHER THE FAA AND/OR TXDOT THAT THESE ARE NOT IN VIOLATION OF WHERE THESE DETENTION PONDS ARE AND JUST FOR THE PROTECTION OF THE DRAINAGE DISTRICT.

MOTION CARRIED BY MAJORITY: COMMISSIONER BRENNAN: YES
 COMMISSIONER MOONEY: YES
 COMMISSIONER ROGERS: NO

G. Discussion, Consideration & Possible Action – Foxtail Palms Section 1 – BDD4 #22-000081 – Final Drainage Plan – R.G. Miller – West of SH 288, north of SH 6, south of Rodeo Palms Pkwy., and east of Old Airline RD.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;

TO APPROVE THE FOXTAIL PALMS SECTION 1 FINAL DRAINAGE PLAN.
MOTION CARRIED UNANIMOUSLY.

H. Discussion, Consideration & Possible Action – Alexander and Burns Tract – BDD4 #22-000010 – Drainage Impact Analysis – LJA Engineering, Inc. – Southeast of the intersection of Bailey Road and Wells Drive in Pearland.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE ALEXANDER AND BURNS TRACT DRAINAGE IMPACT ANALYSIS.
MOTION CARRIED UNANIMOUSLY.

I. Discussion, Consideration & Possible Action – Sharp-Scherer Tract – BDD4 #21-000094 – Drainage Impact Analysis – LJA Engineering, Inc. – East of FM 521, west of SH 288, and south of SH 6 (only approving portions within BDD4 jurisdiction).


MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE SHARP-SCHERER TRACT DRAINAGE IMPACT ANALYSIS.
MOTION CARRIED UNANIMOUSLY.

J. Discussion, Consideration & Possible Action – Lincoln Estates – BDD4 #21-000069 – Final Drainage Plan – Shelmark Engineering – 3301 Charles Ave, Pearland, Texas 77584 Property# 177617.

MOTION: COMMISSIONER BRENNAN; SECOND: COMMISSIONER ROGERS;
TO APPROVE THE LINCOLN ESTATES FINAL DRAINAGE PLAN.
MOTION CARRIED BY UNANIMOUSLY.

VIII. ADJOURN

NO FURTHER BUSINESS. COMMISSIONER BRENNAN CALLED FOR
ADJOURNMENT AT 10:03 A.M., JULY 12, 2022.


Jeffrey H. Brennan, Chairman


Harrison Rogers, Secretary


Jim Mooney

BRAZORIA DRAINAGE DISTRICT #4

PUBLIC COMMENT FORM

OPEN MEETING DATE: Aug 2, 2022

To address the Drainage District Board of Commissioners, this form must be filled out and turned in 5-minutes prior to the beginning of the meeting.

Please provide your name, address, & phone number and fill out the information at the bottom of this page. This request form must be turned into the presiding officer of the meeting or the appointed staff member, no later than 5-minutes before the start of the meeting.

Speaker Request

I wish to address the Board during the Public Comments section and agree to follow the District's rules for Public Comments.

Name: A.G. Crouch
Address: 235 Sealy St. Alvin, Texas 77511
Phone: 281-331-5288

Please provide a brief description of the topic you wish to address below:

Present a letter to District concerning FRA objection to offsite Drainage into Federally Finched Detention Ponds along Runway at Pearland Regional Airport. Objection to Construction Prior to Permits being issued Request New Drainage Plan that does not Drain onto my Facilities with Life Flight.

BRAZORIA DRAINAGE DISTRICT #4

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Name: Craig Phipps, P.E.

Address: KSA Engineers, Inc., 816 Park 2 Dr., Sugar Land, TX 77478

Phone: 281.494.3252

Please provide a brief description of the topic you wish to address below:

Available to answer district technical questions related
to drainage detention design provided by KSA for
The Landing (Item VII. F)

BRAZORIA DRAINAGE DISTRICT #4

PUBLIC COMMENT FORM

OPEN MEETING DATE: 8/2/22

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Speaker Request

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Name: JEFF MICKER
Address: 2000 W. PARKWOOD
Phone: 281-286-6666

Please provide a brief description of the topic you wish to address below:

manager of development "The Landing"
here to answer and provide feedback

BRAZORIA DRAINAGE DISTRICT #4

PUBLIC COMMENT FORM

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Name: Jeff Shadwick
Address: 3603 Deal St.
Phone: 281-433-5333

Please provide a brief description of the topic you wish to address below:

General comments in support of The Landing.

BRAZORIA DRAINAGE DISTRICT #4

PUBLIC COMMENT FORM

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Speaker Request

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Name: Mary Davis - Granger
Address: 17800 Airfield Ln Pearland
Phone: 832-723-7466

Please provide a brief description of the topic you wish to address below:

Airport Drainage Safety

BRAZORIA DRAINAGE DISTRICT #4

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Speaker Request

I wish to address the Board during the Public Comments section and agree to follow the District's rules for Public Comments.

Name: MICHELE FALZON

Address: 1711 CR 130

Phone: 713-824-9840

Please provide a brief description of the topic you wish to address below:

DETENTION ON AIRPORT

BRAZORIA DRAINAGE DISTRICT #4

PUBLIC COMMENT FORM

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Speaker Request

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Name: STEVEN WARD - WGA - THE LANDING

Address: 2500 TANGLEWILDE, SUITE 120

Phone: 281.635.6265

Please provide a brief description of the topic you wish to address below:

CIVIL ENGINEER FOR ITEM 7F

BRAZORIA DRAINAGE DISTRICT #4

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Speaker Request

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Name: Wyatt Tompkins
Address: 17807 CR 125 Pearland 77581
Phone: 832-594-5528

Please provide a brief description of the topic you wish to address below:

The landing at Pearland - I want to speak
during the discussion on this topic