

4813 W. Broadway
Pearland, Texas 77581



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Brazoria Drainage District No. 4

A Political Subdivision of the State of Texas

MEETING NOTICE BRAZORIA DRAINAGE DISTRICT NO. 4 BOARD OF COMMISSIONERS

Notice is hereby given, the Regular Meeting of Brazoria Drainage District Number 4 Commissioners will be held June 6, 2023 at 9:00 A.M. at the District office at 4813 W. Broadway, Pearland, Texas 77581.

At said meeting, the Commissioners may deliberate, discuss, consider and/or take action on any or all of the following items:

AGENDA

I. INVOCATION AND PLEDGE OF ALLEGIANCE

II. PUBLIC COMMENTS

III. APPROVAL OF MINUTES

A. Regular Meeting – May 2, 2023

IV. APPROVAL OF CHECK NUMBERS

June & July 2023

V. NEW BUSINESS

VI. VARIANCE REQUESTS

A. Discussion, Consideration & Possible Action – 2126 Roy Road – BDD4 #23-000111 – Kris Schoeffler – Just west of the intersection of Roy Rd. and Hickory Slough.

Variance Request: Request for waiver of drainage plan standard district outfall requirement with a request for using other methods which would not trigger USACE requirements.

B. Discussion, Consideration & Possible Action – 2126 Roy Road – BDD4 #23-000112 – Kris Schoeffler – Just west of the intersection of Roy Rd. and Hickory Slough.

Variance Request: Request for waiver on Section 5.A.27 of the Districts Rules, Regulations, and Guidelines of drainage plan USACE requirements.

Jim Mooney
Commissioner

Jeffrey Brennan
Commissioner

Scott Feules
Commissioner

- C. Discussion, Consideration & Possible Action** – 2126 Roy Road – BDD4 #23-000119 – Kris Schoeffler – Just west of the intersection of Roy Rd. and Hickory Slough.
Variance Request: Request for waiver on Section 2.1.3.1 of the Districts Rules, Regulations, and Guidelines states that detention ponds (including wet and dry detention facilities) shall be treated as impervious cover.
- D. Discussion, Consideration & Possible Action** – 2126 Roy Road – BDD4 #23-000121 – Kris Schoeffler – Just west of the intersection of Roy Rd. and Hickory Slough.
Variance Request: Request for waiver on Section 3.4.5 of the Districts Rules, Regulations, and Guidelines states that a concrete lined extreme event overflow swale shall be provided where the extreme event exits the pond.
- E. Discussion, Consideration & Possible Action** – 7225 Libby Lane – BBD4 #23-000110 – Laura Caldwell – Libby Lane west of Wellborn.
Variance Request: Request for waiver of the requirement for a drainage plan to be submitted with a request for Plat review and approval.
- F. Discussion, Consideration & Possible Action** – 7226 Broadway – BBD4 #23-000120 – Runlin Liu – 7226 Broadway drainage located on NE quadrant of lot.
Variance Request: Request a waiver for the concrete pilot channel requirement and to allow an earthen overflow swale.
- G. Discussion, Consideration & Possible Action** – Effron Airport Site – BBD4 #23-000122 – Willie Alfaro – Adjacent to Pearland Regional Airport located on CR 130.
Variance Request: Request to allow paving only with no vertical improvements on a detention pond maintenance berm.
- H. Discussion, Consideration & Possible Action** – Manvel Elevated Storage Tank – BBD4 #23-000124 – HDR Engineering – 7006 Iowa Lane North, located north of existing drainage ditch easement.
Variance Request: Request for permission to delay construction of the required concrete slope paving until the District has realigned or widened State Ditch.
- I. Discussion, Consideration & Possible Action** – Pearland Self Storage – BBD4 #23-000123 – CCM Engineering – West side of County Road 48, North of Mustang Bayou
Variance Request: Request for waiver on Section 2.1.3.1 of the Districts Rules, Regulations, and Guidelines that detention ponds (including wet and dry detention facilities) shall be treated as impervious cover.
- J. Discussion, Consideration & Possible Action** – Pearland Self Storage – BBD4 #23-000133 – CCM Engineering – West side of County Road 48, North of Mustang Bayou
Variance Request: Request for waiver to allow a shallower extreme event overflow depth.
- K. Discussion, Consideration & Possible Action** – 20044 Highway 35 – BBD4 #23-000131 – Cutter McDowell – Southeast corner of Highway 35 and Tindell Road.
Variance Request: Request for permission to use the engineered True Grid paving system which includes an under-drain pipe without detention.

- L. Discussion, Consideration & Possible Action** – Savannah to CR 58 – BDD4 #23-00044 – Jamie Buenrostro – County Road 58 and County Road 48 (Savannah Development).
Variance Request: Request for waiver to use the NOAA 14 rainfall.
- M. Discussion, Consideration & Possible Action** – Creekside at Highland Glen Section 2 – BDD4 # 23-000149 – Eric Wheeler – Southeast of Pearland Parkway and McHard Rd.
Variance Request: Request for permission to put paving only with no vertical improvements on a detention pond maintenance berm.
- N. Discussion, Consideration & Possible Action** – Creekside at Highland Glen Section 2 – BDD4 # 23-000148 – Eric Wheeler – Southeast of Pearland Parkway and McHard Rd.
Variance Request: Request for waiver on Section 3.4.1.c of the Districts Rules, Regulations, and Guidelines states that when a detention facility is constructed adjacent to a street right-of-way or District channel, a minimum 30-foot maintenance berm is required.
- O. Discussion, Consideration & Possible Action** – Creekside at Highland Glen Section 2 – BDD4 # 23-000147 – Eric Wheeler – Southeast of Pearland Parkway and McHard Rd
Variance Request: Request for waiver on Section 3.4.1.b of the Districts Rules, Regulations, and Guidelines states that the proposed maintenance berm for a detention pond greater than 10’ in depth shall have 30’ maintenance berms.
- P. Discussion, Consideration & Possible Action** – Alexander Section 2 – BDD4 # 23-000146 – LJA Engineering – South of Bailey Road and West of Highway 35.
Variance Request: Request for permission to construct underground utilities (no impervious cover) as shown on a future approved drainage plan prior to completing the detention system.

VII. PLATS & PLANS

- A. Discussion, Consideration & Possible Action** – Pearland Self Storage – BDD4 #22-000205 – Final Drainage Plan – Westwood PS – West of Hickory Slough, East of Highway 35, North of McHard Road.
- B. Discussion, Consideration & Possible Action** – Foxtail Palms Detention – BDD4 #23-000100 – Final Drainage Plan – R.G. Miller Engineers – North of Hwy 6, South of Rodeo Palms Parkway, East of Rodeo Palms Ditch.
- C. Discussion, Consideration & Possible Action** – Lew South Section 2 – BDD4 #23-000074 – Final Drainage Plan – R.G. Miller Engineers – East of South Harkey adjacent to Massey Oaks 4 subdivision.
- D. Discussion, Consideration & Possible Action** – Sri Meenakshi Temple – BDD4 #23-000118 – Final Plat – Pro-Surv – McLean at Aimie Lane.
- E. Discussion, Consideration & Possible Action** – Old Chocolate Road Extension – BDD4 #22-000218 – Final Drainage Plan – LJA Engineering – Old Chocolate Bayou Rd (CR58) and Bailey Road (CR101).

- F. Discussion, Consideration & Possible Action** – Rice Drier Commerce Park 2 – BDD4 #22-000244 – Final Plat – Tetra Land Services – 4206 Rice Drier Road.
- G. Discussion, Consideration & Possible Action** – Manvel Town Center – BDD4 #23-000103 – Revised Final Drainage Plan – BGE, Inc. – Northwest corner of Highway 6 and Highway 288.
- H. Discussion, Consideration & Possible Action** – Manvel Town Center 1A – BDD4 #23-000109 – Revised Final Drainage Plan – BGE, Inc. – Northwest corner of Highway 6 and Highway 288.
- I. Discussion, Consideration & Possible Action** – Massey Oaks Section 8 – BDD4 #23-000097 – Final Drainage Plan – RG Miller Engineers – South of Old Massey Ranch Road and West of Harkey Road.
- J. Discussion, Consideration & Possible Action** – Massey Oaks Section 7 – BDD4 #23-000098 – Final Drainage Plan – RG Miller Engineers– South of Old Massey Ranch Road and West of Harkey Road.
- K. Discussion, Consideration & Possible Action** – Alexander Amenity Area - BDD4 #23-000141 – Final Drainage Plan – LJA Engineering – Alexander Development Section 1.
- L. Discussion, Consideration & Possible Action** – Crosspoint Church – BDD4 #23-000143 – Final Plat – The Wilson Survey Group, Inc. – West Side of Old Alvin Road approximately 100 ft south of Knapp Road.
- M. Discussion, Consideration & Possible Action** – Dickerson’s Fields – BDD4 #23-000077 – Final Plat – True Meridian – 17118 Herridge Road.

VIII. ADJOURN



Jeffrey H. Brennan, Chairman

ITEMS WILL NOT NECESSARILY BE PRESENTED IN THE ORDER THEY ARE POSTED.
POSTED THIS 31st day of May 2023 at 4:00 O’CLOCK PM.
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