

# **AGENDA**

**CITY OF DICKINSON, TEXAS  
PLANNING & ZONING COMMISSION  
Special Meeting  
April 29, 2008 - 7:00 P.M.**

NOTICE is hereby given of a special meeting of the Planning and Zoning Commission of the City of Dickinson, Texas to be held on April 29, 2008 at 7:00 p.m. in the Council Chambers at City Hall, 1621 FM 517 East, for the purpose of considering the following:

- ITEM 1) CALL TO ORDER:** Roll Call of Members
  
- ITEM 2) CONSIDERATION AND POSSIBLE ACTION REGARDING:** Mr. and Mrs. Jerry Quirk request a Preliminary and Final Replat Approval of "Quirks Subdivision" A Subdivision Of Part Of Lots 173 And 196, Out Of Addition "D" To The Town Of Dickinson, A Subdivision In Galveston County, More Commonly Known As 230 and 234 West Bayou Drive.
  
- ITEM 3) CONSIDERATION AND POSSIBLE ACTION REGARDING:** Training in board duties and responsibilities for members Planning and Zoning Commission provided by Loren Smith, City Attorney.
  
- ITEM 4) ADJOURNMENT OF MEETING  
CERTIFICATION**

I certify that a copy of this notice of a special meeting of the Planning and Zoning Commission for April 29, 2008 was posted at City Hall, 1621 FM 517 East, Dickinson, Texas, prior to April 24, 2008 at 12:00 p.m.

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Angela Forbes, Development Coordinator

*In compliance with the Americans With Disabilities Act, we will provide for reasonable accommodations for disabled persons attending our meetings. Request should be received at least 24 hours prior to the scheduled meeting by contacting the City Secretary's office at (281) 337-2489, ext. 217.*



City of Dickinson  
Community Development  
Planning & Zoning Staff Review

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**Meeting Date/Agenda Item**

April 29, 2008

Items # 2

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**Project Location**

The property is located at 230 and 234 West Bayou Drive. The property is on the east side of West Bayou Drive, east of Kellner Road.

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**Project Address**

Subdivision Of Part Of Lots 173 And 196, Out Of Addition "D" To The Town Of Dickinson, A Subdivision In Galveston County, More Commonly Known As 230 and 234 West Bayou Drive.

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**Project Developer**

Mr. and Mrs. Jerry Quirk

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**Project Description**

Mr. and Mrs. Jerry Quirk request a Preliminary and Final Replat Approval of "Quirks Subdivision" A Subdivision of Part of Lots 173 and 196, Out Of Addition "D" To the Town of Dickinson, A Subdivision In Galveston County, More Commonly Known As 230 and 234 West Bayou Drive.

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**Staff Comments**

The proposal calls for one parcels of land to be subdivided into 2 parcels. The property has a total acreage .74, Lot 1 will be 13,284 sq ft and Lot 2 will be 19,030 sq ft. The property is zoned for "CR" Conventional Residential. The application complies with Chapter 18 Zoning.

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**Staff Recommendation**

Staff recommends the Planning and Zoning Commission:

**Approve the Preliminary and Final Replat of "Quirks Subdivision" A Subdivision Of Part Of Lots 173 And 196, Out Of Addition "D" To The Town Of Dickinson, A Subdivision In Galveston County, More Commonly Known As 230 and 234 West Bayou Drive.**

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**Reviewed By**

Angela Forbes

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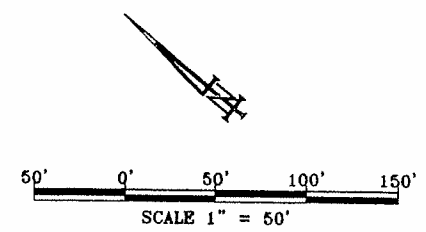
**Photograph(s)**



**FINAL PLAT  
OF  
QUIRK SUBDIVISION**

BEING A SUBDIVISION OF PART OF LOTS 173 AND 196, OUT OF ADDITION "D" TO THE TOWN OF DICKINSON, A SUBDIVISION IN GALVESTON COUNTY, TEXAS;

According to the Plat recorded in Volume 155, Page 10, of the Galveston County Records.



**BENCH MARK:**  
CITY OF DICKINSON  
USGS H-753  
ELEVATION: 15.36'

- GENERAL NOTES:**
1. Property lies within the Dickinson Independent School District.
  2. Joint use driveway access easement by Lot 1 and Lot 2 shown on above plat.

**2 LOTS  
1 BLOCK  
0.74 ACRES**

**CITY OF DICKINSON, TEXAS**  
FIRM DATA:  
481589 0005B  
March 4, 1991  
Zone "B"

**2 LOTS  
1 BLOCK  
0.74 ACRES**

STATE OF TEXAS  
COUNTY OF GALVESTON

We, JERRY D. QUIRK AND PATRICIA E. QUIRK, owners of the property subdivided in the above and foregoing map of the QUIRK SUBDIVISION, do hereby make subdivision of said property, according to the lines, streets, alleys, parking, building lines, and easements therein shown, and designate said subdivision as QUIRK SUBDIVISION in the being a Re-Plat of part of Lots 173 and 196, Addition "D" to the Town of Dickinson, Galveston County, Texas; and dedicate to public use, as such, the streets, alleys, parks and easements shown thereon forever; and do hereby waive any claims for damages occasioned by the establishing of grades as approved for the streets and alleys dedicated, or occasioned by the alteration of the surface of any portion of streets or alleys to conform to such grades; and do hereby bind ourselves, our successors and assigns to warrant and forever defend the title to the land so dedicated.

Jerry D. Quirk

Patricia E. Quirk

STATE OF TEXAS  
COUNTY OF GALVESTON

BEFORE ME, the undersigned authority, on this day personally appeared JERRY D. QUIRK AND PATRICIA E. QUIRK, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and considerations therein set forth.

And the same said PATRICIA E. QUIRK, having been examined by me privately and apart from her husband and having the same fully explained to her by me, acknowledged said instrument to be her act and deed, and that she had willingly signed the same.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Notary Public in and for  
Galveston County, Texas

**Construction Compliance**

It is understood that if the final plans for (NAME OF SUBDIVISION) are approved by the Planning & Zoning Commission of the City of Dickinson the undersigned will in all things comply with all provisions of such plat and construction plans and will duly perform all construction called for therein, fully and completely. No changes shall be made in construction plans without the consent in writing of the Planning & Zoning Commission being first had and obtained.

On the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Owner and Developer \_\_\_\_\_  
Witness \_\_\_\_\_

**Approval of Planning Commission**

This is to certify that the owners of QUIRK SUBDIVISION has complied with all the conditions necessary as provided by law in subdividing the above property.

CERTIFIED by the Planning & Zoning Commission of the City of Dickinson on the \_\_\_\_ day of \_\_\_\_\_, 2008.

CHAIRMAN  
PLANNING AND ZONING  
COMMISSION

ANGELA FORBES  
Development Coordinator  
City of Dickinson

STATE OF TEXAS  
COUNTY OF GALVESTON

I, Mary Ann Daigle, County Clerk of Galveston County, Texas, do hereby certify that the within instrument with its certificate of authentication was filed for registration in my office on \_\_\_\_ day of \_\_\_\_\_, 20\_\_ at \_\_\_\_ o'clock \_\_\_\_ M., and duly recorded on \_\_\_\_ Page \_\_\_\_ of record of \_\_\_\_\_, said County.

Witness my hand and seal of office at, \_\_\_\_\_, the day and date above written.

**PROPERTY OWNERS**  
Patricia E. and Jerry D. Quirk  
230 West Bayou Drive  
Dickinson, TX 77539  
(281) 337-2616

**ENGINEER / SURVEYOR:**  
JAMES W. GARTRELL, JR., P.E.  
GULF COAST ENGINEERING & SURVEYING  
P.O. BOX 382  
LA MARQUE, TX 77568  
(409) 935-2462 (O)  
(409) 935-9367 (F)

**Certificate of the Surveyor**

This is to certify that I, JAMES W. GARTRELL, JR., a Registered Public Surveyor of the State of Texas, have platted the above subdivision from an actual survey on the ground; and that all block corners, angle points, and points of curve are properly marked with iron pipes (here specify diameter and length of stakes, which should be 1" G.I. pipe 3' long or equivalent), and that this plat correctly represents that survey made by me.

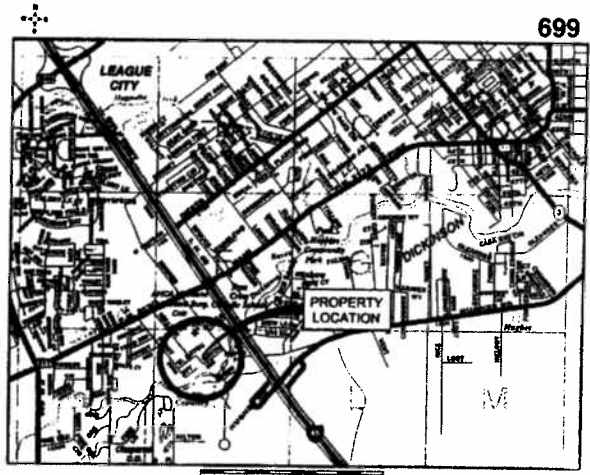
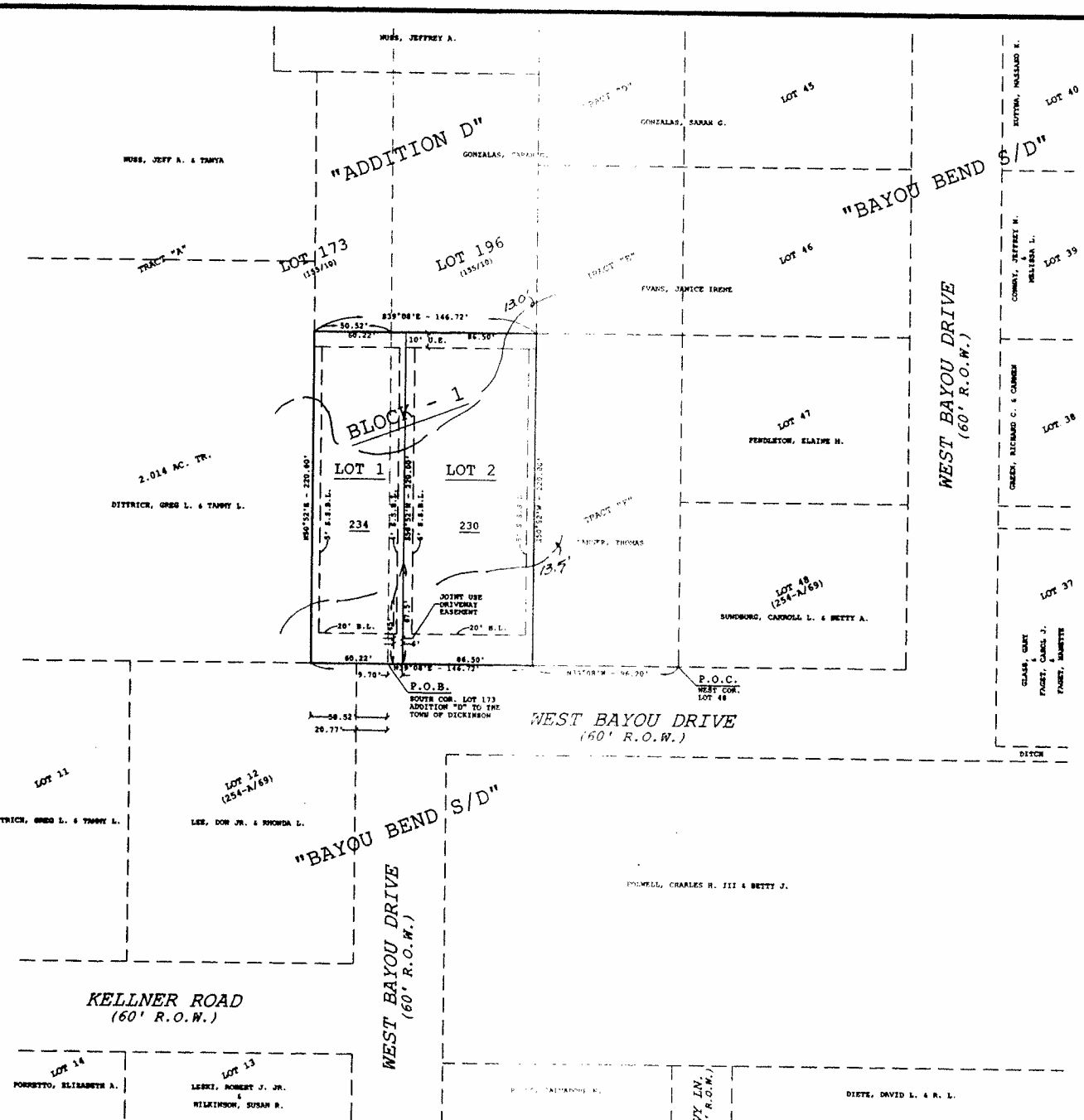
JAMES W. GARTRELL, JR.

**Engineer's Certificate**

STATE OF TEXAS  
COUNTY OF GALVESTON

I, the undersigned, a registered professional engineer in the State of Texas, hereby certify that proper engineering consideration has been given this plat.

JAMES W. GARTRELL, JR.



**GULF COAST ENGINEERING  
AND SURVEYING**  
P.O. BOX 382 LA MARQUE, TX 77568  
JAMES W. GARTRELL, JR., P.E., R.P.L.S.

SHEET NO.  
  
PLAT  
SHEET 1 OF 1  
  
APRIL 16, 2008

**DESIGN & CONSTRUCTION DOCUMENTS**

The above drawing, specifications, designs and arrangements represented thereby are and shall remain the property of GULF COAST ENGINEERING AND SURVEYING. No part thereof shall be copied, disclosed to others or used in connection with any work or project or by any other person for any purpose other than the specific project for which they have been prepared and developed without the written consent of GULF COAST ENGINEERING AND SURVEYING. Visual contact with these drawings or specifications shall constitute conclusive evidence of acceptance of these restrictions.

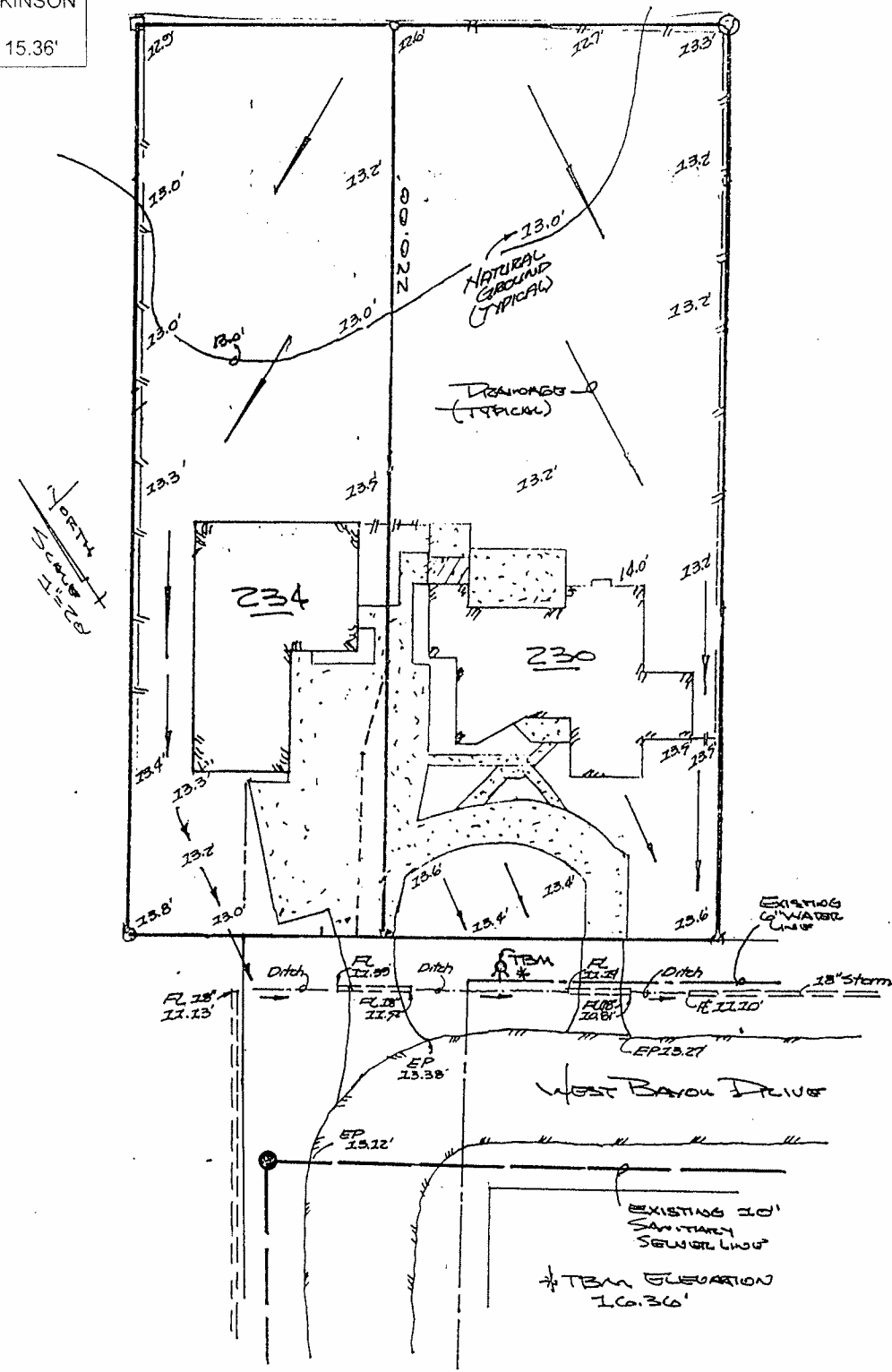
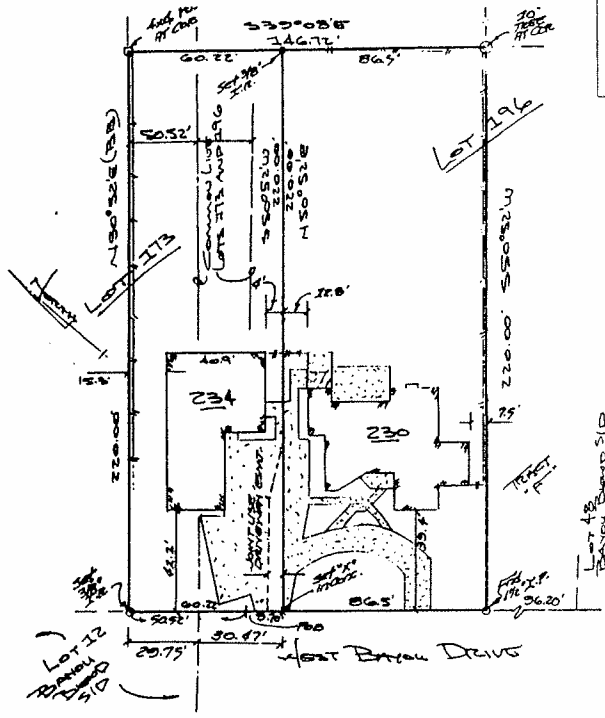
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2 LOTS  
1 BLOCK  
0.74 ACRES



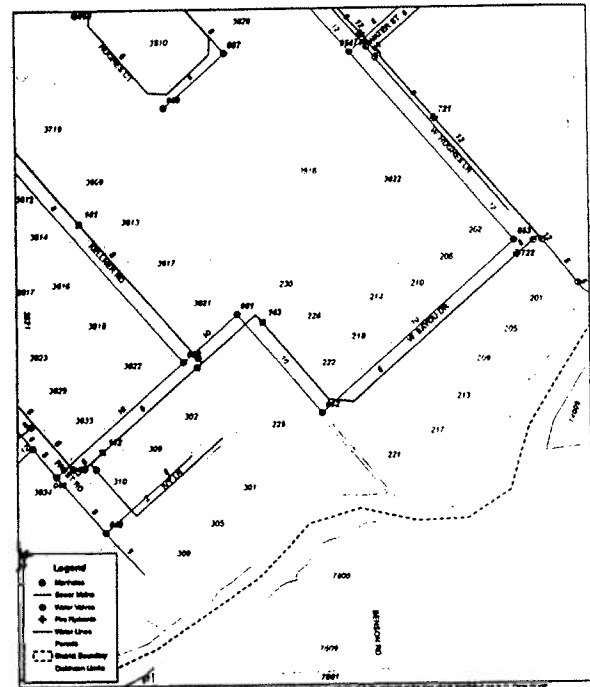
SURVEY OF TWO TRACTS OF LAND, OUT OF ADDITION "D", TO THE TOWN OF DICKINSON, A SUBDIVISION IN GALVESTON COUNTY, TEXAS;  
According to the Plat recorded in Volume 155, Page 10, of the Galveston County Records.

3430- QUIRK  
QUIRK  
230 WEST BAYOU DRIVE  
DICKINSON, TX 77539  
(281) 337-2616

Surveyed: April 20, 2007



**JAMES W. GARTRELL, JR.**  
GULF COAST ENGINEERING AND SURVEYING  
11111 FORT BEND COUNTY ROAD 11111, SUITE 11111, HOUSTON, TEXAS 77057  
PH: (281) 337-2616 FAX: (281) 337-2617



Galveston County  
W.C. & I.D. #1  
1" equals 200'

**QUIRK SUBDIVISION**

DRAINAGE - TOPOGRAPHY - UTILITIES  
SURVEY - IMPROVEMENTS

**GULF COAST ENGINEERING AND SURVEYING**  
P.O. BOX 382 LA MARQUE, TEXAS 77568  
TELEPHONE NUMBERS

SHEET NUM