

**MINUTES
THE CITY OF PINEY POINT VILLAGE
SPECIAL COUNCIL MEETING
MONDAY, MARCH 8, 2021**

THE CITY COUNCIL OF THE CITY OF PINEY POINT VILLAGE MET IN A SPECIAL COUNCIL MEETING ON MONDAY, MARCH 8, 2021 AT 6:30 P.M. IN PERSON AT PINEY POINT CITY HALL, 7676 WOODWAY DR., SUITE 300, HOUSTON, TEXAS, AND VIA ZOOM TO DISCUSS THE AGENDA ITEMS LISTED BELOW.

**Zoom Meeting ID: 884 841 6839
Passcode: 147258**

COUNCIL MEMBERS PRESENT: Mayor Mark Kobelan, Joel Bender, Dale Dodds, Michael Herminghaus, Henry Kollenberg, Brian Thompson

CITY STAFF: Karen Farris, City Secretary; Annette Arriaga, Director of Planning & Development; David Olson, City Attorney; Joe Moore, City Engineer

DECLARATION OF QUORUM AND CALL TO ORDER

Mayor Kobelan called the meeting to order at 6:33 p.m.

PLEDGE OF ALLEGIANCE

CITIZENS WISHING TO ADDRESS COUNCIL – *At this time, any person with city-related business may speak to the Council. In compliance with the Texas Open Meetings Act, if a member of the public comments or inquiries about a subject that is not specifically identified on the agenda, a member of Council or a Staff Member may only respond by giving a statement of specific factual information or by reciting existing policy. The City Council may not deliberate or vote on the matter.*

There were no citizens wishing to address Council.

Mayor Kobelan opened the public hearing to give all those interested the right to express support for or opposition to 3 ordinance changes:

1. **Certificate of Occupancy:** An ordinance amending division 6 of Article II of Chapter 74, Code of Ordinances of the City of Piney Point Village, Section 176, for certificates occupancy or completion, temporary certificates of occupancy and related fiscal security. This ordinance changes the Temporary Certificate of Occupancy specifically to allow for two 30-day extensions. There were no questions or comments.
2. **Establishing regulations for side and rear yards:** An ordinance amending Article IV of Chapter 74, Code of Ordinances of the City of Piney Point Village, Section 244, Regulations for establishing regulations for the size of front and side yards on specific streets.

- Front yards: There are certain streets in Piney Point that have smaller lots. The setback is the same for all streets. Those residents with smaller lots are required to get a variance. The change to this ordinance is identifying specific streets and establishing the setbacks for those streets. The changes to the setbacks are the same exceptions that are always granted.
- Side yards: The change to this ordinance is identifying streets and establishing the side yard setback. Certain streets shall have a side yard setback of 10 feet.

There were no questions or comments.

3. **Continuance of Nonconforming Buildings and Structures:** An ordinance amending Article III of Chapter 74, Code of Ordinance of the City of Piney Point Village, Section 212, Nonconforming buildings, and structures. The City Attorney explained this ordinance establishes regulations for Nonconforming buildings and structures that already encroach into a newly established setback. This change to this ordinance will allow expansion along the same encroachment line all the way down the rear yard to the rear setback.

There was a question regarding what determines being grandfathered in. The City Attorney explained if it existed prior to the adoption of a rule that would otherwise preclude it.

There were no other questions or comments.

Mayor Kobelan closed the public hearing.

4. **Discuss and take possible action on an ordinance amending division 6 of Article II of Chapter 74, Code of Ordinances of the City of Piney Point Village, Section 176, for certificates of occupancy or completion, temporary certificates of occupancy and related fiscal security.**

There was no discussion. Council Member Thompson made a motion to adopt the ordinance as presented. Council Member Herminghaus seconded the motion and it passed unanimously.

5. **Discuss and take possible action on an ordinance amending Article IV of Chapter 74, Code of Ordinances of the City of Piney Point Village, Section 244, Regulations for establishing regulations for the size of front and side yards on specific streets.**

There was no discussion. Council Member Bender made a motion to amend Article IV of Chapter 74, Code of Ordinances of the City of Piney Point Village, Section 244, Regulations for establishing regulations for the size of front and side yards on specific streets. Council Member Thompson seconded the motion and it passed unanimously.

6. **Discuss and take possible action on an ordinance amending Article III of Chapter 74, Code of Ordinances of the City of Piney Point Village, Section 212, Nonconforming buildings, and structures.**

There was no discussion. Council Member Bender made a motion to amend Article III of Chapter 74, Code of Ordinances of the City of Piney Point Village, Section 212, Nonconforming buildings, and structures. Council Member Herminghaus seconded the motion and it passed unanimously.

7. **EXECUTIVE SESSION:** The City Council will adjourn into closed executive session pursuant to 551.071 of the Texas Government Code (Consultation with Attorney) and pursuant to Section 551.074 of the Texas Government Code (Personnel), specifically to deliberate the appointment, evaluation, reassignment duties, discipline, or dismissal of the City Administrator.

Council adjourned into a closed session at 6:46 p.m.

Council reconvened into an open session at 7:17 p.m.

8. **Consider and take possible action on the items discussed in Executive Session.**

Council Member Kollenberg made a motion to authorize the Mayor or in his absence the Mayor Pro Tem to execute an agreement for Interim City Administrator services with Texas First Group Replacement Services Inc. in conjunction with advice from City Council and the City Attorney. Council Member Dodds seconded the motion and it passed unanimously.

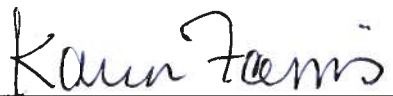
9. **Adjourn**

Council Member Bender made a motion to adjourn. Council Member Thompson seconded the motion and it passed unanimously. The meeting adjourned at 7:19 p.m.

PASSED AND APPROVED this 22nd day of March 2021.


Mark Kobelan
Mayor




Karen Farris
City Secretary