

TO: Mayor via City Secretary REQUEST FOR COUNCIL ACTION 506

<b>SUBJECT:</b> Ordinance designating the Braeburn Valley Subdivision, Sections 3, 4, 5 and 6 as a Special Minimum Lot Size Area	<b>Category #</b>	<b>Page 1 of _____</b>	<b>Agenda Item #</b>
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<b>FROM (Department or other point of origin):</b> Patrick Walsh, P.E. Director Planning and Development Department	<b>Origination Date</b> August 22, 2015	<b>Agenda Date</b>
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<b>DIRECTOR'S SIGNATURE:</b> 	<b>Council District affected:</b> K
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<b>For additional information contact:</b> Kevin Calfee Phone: 832.393.6529	<b>Date and identification of prior authorizing Council action:</b> N/A
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**RECOMMENDATION: (Summary)** Approve an ordinance designating the Braeburn Valley Subdivision, Sections 3, 4, 5 and 6 as a Special Minimum Lot Size Area, pursuant to Chapter 42 of the Code of Ordinance, and establishing a 9,360 square foot special lot size.

<b>Amount and Source of Funding:</b>	<b>Finance Budget:</b>
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**SPECIFIC EXPLANATION:** In accordance with Section 42-197 of the Code of Ordinances, the property owner of Lot 31, Block 3 of the Braeburn Valley Subdivision, Section 3, initiated an application for the designation of a special minimum lot size area. The application includes a petition signed from the owners of 15.2% of the area. Response forms were mailed to 264 property owners indicating that the special minimum lot size area application had been submitted. The notification further stated that their response on the form would be filed with the Planning and Development Department within thirty days of mailing. Response forms were signed by owners of 61.4% of the SMLSA in support of the designated proposed area. The Houston Planning Commission considered the application on July 23, 2015 and voted to recommend that the City Council establish the Special Minimum Lot Size Area.

The Planning and Development Department and the Houston Planning Commission recommend that City Council adopt an ordinance establishing a Special Minimum Lot Size of 9,360 square feet for the Braeburn Valley Subdivision, Sections 3, 4, 5 and 6.

Attachments: Planning Commission's Approval, Map of the area

- xc: Marta Crinejo, Agenda Director  
 Anna Russell, City Secretary  
 Donna Edmundson, City Attorney  
 Gary Dzierlenga, Land Use Division, Legal Department  
 Andy Icken, Chief Development Officer

**REQUIRED AUTHORIZATION**

<b>Finance Director:</b>	<b>Other Authorization:</b>	<b>Other Authorization:</b>
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