

**MINUTES**  
**CITY OF ALVIN, TEXAS**  
**216 W. SEALY STREET**  
**CITY COUNCIL WORKSHOP MEETING**  
**THURSDAY, MARCH 18, 2021**  
**6:00 P.M.**

**CALL TO ORDER**

BE IT REMEMBERED that, on the above date, the City Council of the City of Alvin, Texas, met in a Workshop Session at 6:00 P.M. in the Council Chambers at Alvin City Hall, with the following members present: Mayor Paul A. Horn; Mayor Pro-Tem Joel Castro; Councilmembers: Gabe Adame, Adam Arendell, Glenn Starkey, Keith Thompson, and Martin Vela. Staff member present: Junru Roland, City Manager, Suzanne Hanneman, City Attorney; Dixie Roberts, City Secretary; Larry Buehler, Director of Economic Development; and Robert E. Lee, Police Chief.

**WORKSHOP ITEMS:**

Discuss a proposed Class “A” townhome development inside the Heritage South site along SH6 and the potential use of a 380 Development Agreement, as proposed by the Grand Products Company.

Mr. Buehler stated that that this development will be built on a 7.7 acre site located on the east side of the roadway and directly behind the AMOCO Federal Credit Union along State Highway 6. All aspects of city ordinances will be met with the exclusion of the size of the townhomes. The wording from the ordinance and the developer’s commitment on sizing:

*(b) A lot twenty (20) feet or more in width shall contain not less than two thousand (2,000) square feet.*

- *65 Lots shall contain not less than 1,452 sq. ft.*
- *24 Lots shall contain not less than 1,617 sq. ft.*

The development will receive additional community greenspace, playground areas, and a walking trail around the perimeter of the project. All of the amenities will be maintained by the developer through a management company.

Said agreement is for three years with a reporting matrix to ensure that the development is completed. Representatives from Grand Products, Inc. were present at the workshop to answer any questions had by members of City Council.

**ADJOURNMENT**

Mayor Horn adjourned the meeting at 6:27 p.m.

PASSED and APPROVED the 15<sup>h</sup> day of April 2021.

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Paul A. Horn, Mayor

ATTEST: \_\_\_\_\_  
Dixie Roberts, City Secretary