

P&Z Meeting  
16 July 2019

Review of minutes: Motion to not accept until verified

Review of log. No changes to the log.

Citizens to be heard:

1. Wanda Polacik with issues with the BCAD designations for all properties. Wondering if a variance is required for subdividing over 5.0
2. David Dye representing Ms Cyndy Della, Jung lane created by instrument and give access to the tract. If Ordinance does not prohibit subdivision on this type of road. There will be deed legal access to this property

Discussed request to approve subdivision of 5 acres from a 20 acre plot: Motion to approve the variance to allow subdivision of 5 acres from the 20 Acre Tract. Motion carried

Discussion of Dry Hollow Creek Subdivision. Discussion of access to public roads and drive ways required. Minimum frontage 30 Foot is met for all sites created. Discussion of the Septic Suitability Assessment. All sites are suitable for construction and septic systems.

Discussion of TXDOT Driveway approval process and 475' requirement between Driveways.

Discussion of the process of approving the preliminary plat.

Old Business

Rezoning for Pittman rd Property from 5.0 acres to 2.5 acres: majority of comments are against rezoning. FLUP has been completed and directs what is desired. Comm B stated that community has voiced their opinion and would like to keep the 5 acre minimum.

Motion to Deny the rezoning request. Motion carried.

Discussion of Ordinance Conflicts and revisions. Discussion of Quarterly meetings and the language currently included in the ordinance requiring the city to pass a motion . Discussion of changing the language to create a process for requesting a variance from the subdivision Ordinance. Discussion of creating requirement to provide addresses readable by 911 Responders. Discussion of properties that do not have an address and the process to establish the clear marking for emergency. Discussion Requiring a sign for Zoning change requests. Will need to roll the sign cost into the cost of requesting a variance.

Discussion of Open P&Z seats. Comm Jones let citizens know there is still a seat available encouraging interested folks to inquire.

Next meeting 6 August at 7:00

Agenda to include:

Ordinance conflicts

Open commissioners seat

Meeting adjourned at 8:45