



MINUTES: PLANNING AND ZONING COMMISSION
August 10, 2015

MEMBERS

PRESENT: Dennis Dillon, Eddie Piercy, Sherri McCandless, Lee Allison, Sandra Hensley,
Kelly Morgan

MEMBERS

ABSENT: Justin Allen, Dorcyle McClure

OTHERS

PRESENT: City Manager Mike Brice, Administrative Jennifer Shumate, Kerry Elerson (220 S. 1st Street),
Judie Rodgers (218 S. 2nd Street), Ed McBirney (Sanger Circle)

1. Meeting called to order at 7:02pm.

2. Determine Presence of a Quorum and Seating of Alternates.

Eddie Piercy was seated as an alternate.

3. Approve minutes of the July 13, 2015 meeting.

Motion to approve minutes as presented was given by Sherri McCandless with a second by Dennis Dillon. Motion carried unanimously.

4. Consider, Discuss, and Possibly Act on the Minor Plat of Motalvo Acres, 2.00 Acres Located on the South Side of McReynolds Road Approximately 0.86 West of FM 2164.

Motion to accept minor plat as presented made by Lee Allison with a second by Sherry McCandless. Motion Carried unanimously.

5. Conduct a Public Hearing Concerning a Proposed Rezoning of the Property Located at 220 S. 1st Street, from SF-10 Single Family Residential to PD-B-1 Business District.

Public Hearing Opened at 7:04pm.

Ms. Rodgers asked why a business was being moved into the property based on its current size. She was advised that the property was already being used as a business property. She was not against the rezoning if the business was used with a low traffic/low pedestrian flow.

Owner spoke regarding the property.

Public Hearing Closed at 7:12pm.

6. Consider, Discuss, and Possibly Take Action on Proposed Rezoning of the Property Located at 220 S. 1st Street, from SF-10 Single Family Residential to PD-B-1 Business District.

Board had concerns regarding trying to write a Planned Development that was beneficial to all involved in such a short period of time. Sherri McCandless made a motion to table the rezoning request until the September Commission meeting when the applicant has had the opportunity to sit down with the Director of Development Services and write out a detailed Planned Development request. A second was made by Sandra Hensley and the motion carried unanimously.

- 7. Conduct a Public Hearing Concerning a Proposed Rezoning of Approximately 0.33 Acres Located on the Northwest Corner of 6th Street and FM 455/Chapman Drive (901 N. 6th Street) from MF-2 Multi-Family Residential District to B-1 Business District.**

Public Hearing Opened at 7:21pm.

No Citizens Spoke.

Public Hearing Closed at 7:22pm.

- 8. Consider, Discuss, and Possibly Take Action on a Proposed Rezoning of Approximately 0.33 Acres Located on the Northwest Corner of 6th Street and FM 455/Chapman Drive (901 N. 6th Street) from MF-2 Multi-Family Residential District to B-1 Business District.**

A motion was made by Dennis Dillon to approved the proposed rezoning with a second by Lee Allison. Motion carried unanimously.

- 9. Conduct a Public Hearing Concerning a Proposed Rezoning of Approximately 5.14 Acres, Located Approximately 500 Feet West of the Intersection of Sanger Circle Drive and Wagon Wheel Drive, Amending the Boundary Between the 2F Two Family Duplex Residential District and the SF-10 Single Family Residential District.**

Public Hearing Opened at 7:28pm.

Ed McBirney spoke with an update to the project.

Public Hearing Closed at 7:30pm.

- 10. Consider, Discuss, and Possibly Take Action on a Proposed Rezoning of Approximately 5.14 Acres, Located Approximately 500 Feet West of the Intersection of Sanger Circle Drive and Wagon Wheel Drive, Amending the Boundary Between the 2F Two Family Duplex Residential District and the SF-10 Single Family Residential District.**

A motion was made by Lee Allison to approved the proposed rezoning with a second by Sherri McCandless. Motion carried unanimously.

- 11. Consider, Discuss, and Possibly Act on the Amending Plat of Sanger Circle Phase 1, 2.45 Acres Located West of Marion Road and South of Sanger Circle Drive.**

Motion was made to approve by Sherri McCandless with a second by Kelly Morgan. Motion carried unanimously.

- 12. Consider, Discuss, and Possibly Act on the Amending Plat of Sanger Circle Phase 2, 5.11 Acres Located West of Marion Road and South of Sanger Circle Drive.**

Motion was made to approve by Lee Allison with a second by Sherri McCandless. Motion carried unanimously.

- 13. Consider, Discuss, and Possibly Act on the Amending Plat of Sanger Circle Phase 3, 19.52 Acres Located West of Wagon Wheel Drive and South of Lakepark Drive.**

Motion was made to approve by Lee Sherri McCandless with a second by Dennis Dillon. Motion carried unanimously.

14. Adjourned at 7:39pm.