

PLANNING AND ZONING COMMISSION

August 27, 2024
MINUTES

Roll Call

Commissioners Present

David Hadley
Dan Taylor
Cobi Tittle
Ashley Brookman
Bill Janusch
Michael Tune (Chair)
Michael Kurmes
Bobby Reading

Commissioners Absent

Clint Faram

Staff

Matt Ribitzki, City Attorney
Tony McIlwain, Director Development Services
Lidon Pearce, Principle Planner
Marah Aqqad, Development Engineer
Peggy Fisher, Administrative Assistant

REGULAR SESSION

1. Call to Order – 6:00 PM

Invocation – David Hadley

Pledge of Allegiance

Texas Pledge

2. Citizen Appearance

None

3. Consent Agenda

- A.** Consider approval of the minutes from August 13, 2024 Planning and Zoning Regular Commission meeting. (Staff Contact: Tony McIlwain, Director Development Services).

- B. Highpoint Business Park East (Case 24-186): Consider approval of a final plat of Highpoint Business Park East, Phase 2, Lot 5; Block 1 addressed as 3005 S Burleson BLVD (*Staff Contact: Lidon Pearce, Principal Planner*)
- C. Taylor Bridge Estates (Case 24-160): Consider approval of a Replat for Taylor Bridge Estates, Lot 13R, Block 1; addressed as 1702 Taylor Bridge Court. (*Staff Contact: Emilio Sanchez, Development Services Assistant Director*)
- D. Space Acres (Case 24-161): Consider approval of a Replat for Space Acres, Lots 8R and 8R-1, Block 1; addressed as 7313 Skylark Court. (*Staff Contact: Emilio Sanchez, Development Services Assistant Director*)
- E. Highpoint Business Park East (Case 24-205): Consider approval of a final plat of Highpoint Business Park East, Phase 3, Lot 3; Block 1 addressed as 465 Forgotten LN (*Staff Contact: Lidon Pearce, Principal Planner*)

Motion made by Commissioner Ashley Brookman and second by Commissioner Michael Kurmes to approve the consent agenda.

Motion passed, 7-0. Commissioner Clint Faram was absent.

8. Executive Session

In accordance with Chapter 551 of the Texas Government Code, the City Commission may convene in Executive Session in the City Council Workroom in City Hall to conduct a closed meeting to discuss any item listed on this Agenda.

A. Pending or Contemplated Litigation or to Seek the Advice of the City of Attorney Pursuant to Section 551.071

Commission Chairman Michael Tune convened into Executive session at 6:02 PM.

Commission Chairman Michael Tune reconvened from Executive Session at 6:16 PM.

4. Public Hearing

- A. 201 S Hurst (Case 24-207): Hold a public hearing and consider a recommendation of approval for an ordinance for a zoning change request from "SF10" Single-family dwelling district 10 and "A" Agricultural to "PD", Planned Development to allow for an existing school (Centennial High School) and the colocation of an antenna on a stadium light pole. (*Staff Contact: Lidon Pearce, Principal Planner*)

Lidon Pearce presented the case to the Commission, reviewed the staff report, and answered questions from the Commission.

Commission Chairman Michael Tune opened the public hearing at 6:21 p.m.

Commission Chairman Michael Tune closed the public hearing at 6:21 p.m.

Motion made by Commissioner David Hadley and second by Commissioner Ashley Brookman to approve.

Motion passed, 7-0. Commissioner Clint Faram was absent.

- B.** 216 W Eldred Street (Case 24-210): Hold a public hearing and consider a recommendation of approval for an ordinance for a zoning change request from "SF7" Single-family dwelling district-7 to "CC" Central Commercial district for all of Lot 6, Block 30; Original Town of Burleson Addition. *(Staff Contact: Emilio Sanchez, Development Services Assistant Director)*

Lidon Pearce presented the case to the Commission, reviewed the staff report, and answered questions from the Commission.

Commission Chairman Michael Tune opened the public hearing at 6:25 p.m.

Holly Stephens, 213 E Eldred, addressed the commissioners regarding traffic issues.

Tony Mcilwain, Director Development Services, addressed the commissioners and answered questions regarding this item.

James Stephens, 213 W Eldred, addressed the commissioners regarding parking issues.

Commission Chairman Michael Tune closed the public hearing at 6:35 p.m.

Motion made by Commissioner Michael Kurmes and second by Commissioner Bill Janusch to approve.

Motion passed, 7-0. Commissioner Clint Faram was absent.

5. Reports and Presentations

None

6. General

None

7. Community Interest Items

None

9. Adjourn

There being no further business Chair Michael Tune adjourned the meeting.

Time – 6:36PM

Peggy Fisher
Administrative Assistant
Recording Secretary