

**MINUTES**  
**PLANNING AND ZONING COMMISSION MEETING**  
**January 22, 2015**

**CALL TO ORDER – Roll Call and Determination of a Quorum**

The Planning and Zoning Commission met on the above date. Vice Chairperson Lozano called the meeting to order at 7:00 P.M.

**Commissioners Present:**

Chairperson Wright	X	Commissioner Raney
X	X	Commissioner Lozano
X		Commissioner Stanislav
X		Alternate Cassavechia
x		Alternate Jeang
x		Alternate Leamy

Alternate Leamy was appointed a voting member.

**Staff/Others Present**

X	City Administrator Flanigan	X	City Secretary Smith
X	Developer Steve Sallman		

**PLEDGE OF ALLEGIANCE**

The pledges were recited.

**PUBLIC COMMENTS** The City Council invites any person with business before the Council to speak to the Council. No formal action may be taken on these items at this meeting. Please keep comments to 3 minutes.

Hugh Lewis, 3910 Bois D' Arc - Mr. Lewis spoke regarding Kingsbridge Estates. Mr. Lewis owns property abutting the development and the contractors have left a portion of his property torn up. City Administrator Flanigan stated he would contact the contractor.

Mr. Lewis feels the name Kingsbridge is too similar to Kings Crossing and will be confusing. He asked for the Commission to request the developer reconsider the name.

Mr. Lewis stated M. Christopher Homes signs are on all the lots and he spoke with a representative that said M. Christopher Homes has bought all the lots. There is also a

dumpster on the property with a large sign. City Administrator Flanigan will check on the dumpster and signage. He also stated the developer cannot legally sell the lots until the final plat is approved per the City Subdivision Regulations. Staff will verify ownership before it goes to Council.

## **INDIVIDUAL CONSIDERATION ITEMS**

### **1. CONSIDERATION AND/OR ANY APPROPRIATE ACTION MEETING MINUTES FOR OCTOBER 9, 2014.**

MOTION: Commissioner Raney moved to approve the minutes as written. Commissioner Stanislav seconded with Commissioners Lozano, Raney, Stanislav, Leamy and Sutaria voting for. Motion carried 5-0.

### **2. CONSIDERATION AND/OR ANY APPROPRIATE ACTION ON A FINAL PLAT FOR KINGSBIDGE PHASE 1, FORMERLY KNOWN AS ESTATES AT CREEKSIDE; BEING 59.544 ACRES IN THE L. M. MARSHALL SURVEY, ABSTRACT 594 AND W. M. PATTERSON SURVEY ABSTRACT 716; GENERALLY LOCATED EAST OF MCCREARY ROAD AND SOUTH OF PARKER ROAD.**

MOTION: Commissioner Leamy moved to recommend approval of the final plat; subject to correcting all outstanding issues noted by the City Engineer. Commissioner Sutaria seconded with Commissioners Lozano, Raney, Stanislav, Leamy and Sutaria voting for. Motion carried 5-0.

### **3. CONSIDERATION AND/OR ANY APPROPRIATE ACTION ON A PRELIMINARY PLAT FOR THE RESERVE AT SOUTHRIDGE ESTATES; BEING 50.966 ACRES IN THE MARTIN HEARNE SURVEY, ABSTRACT 425; GENERALLY LOCATED SOUTHEAST QUADRANT OF DILLEHAY AT CURTIS LANE.**

Item was tabled at the request of the developer.

## **ROUTINE ITEMS**

### **4. FUTURE AGENDA ITEMS**

- a) Southridge Estate Phase 3 - Preliminary Plat
- b) Parker Ranch Phase 2
- c) Parker Ranch Phase 3
- d) Zoning Request by Developer Steve Sallman
- e) Reserve at Southridge Estates-Preliminary Plat
- f) Kings Crossing Phase 2 - Final Plat

### **5. ADJOURN**

Vice Chairperson Lozano adjourned the meeting at 7:40 p.m.

Minutes Approved on 10<sup>th</sup> day of February, 2015.

Joe Lozano

Vice Chairman Joe Lozano

Attest:

Stanislav Hanel

Commission Secretary Stanislav

Carrie L. Smith

Prepared by City Secretary Carrie L. Smith