

MINUTES OF SPECIAL MEETING
JUNE 28, 2022
PLANNING & ZONING COMMISSION

1. CALL TO ORDER

The meeting was called to order by Chairman Stephens at 6:00 p.m.

2. CALL OF ROLL

Commissioners present Chairman Stephens, Mr. Jim Pollard , Mr. Stephen Seay and Mr. Rob Cloninger. Also present were Jackie Thompson and Officer Ferrand.

3. CITIZENS FORUM

Responses to inquiries are limited by state law to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision by Planning and Zoning Commission shall be limited to a proposal to place that subject on the agenda of a future meeting.

Chairman Stephens stated none for the record.

1. Presentation of a Planning and Zoning Commission preliminary report regarding a variance to the minimum lot frontage for 2.203 acres of land by deed recorded under County Clerk's File No. 2007-132782 of the Official Public Records of Montgomery County, Texas.

Mrs. Thompson advised the Commission of the request for variance to allow for a lot frontage of the subject property being 159.74 feet reduced from the zoning required 200 feet. Chairman Stephens advised this was the second of two hearings for the variance application.

2. Public Hearing regarding a variance to the minimum lot frontage for 2.203 acres of land by deed recorded under County Clerk's File No. 2007-132782 of the Official Public Records of Montgomery County, Texas .

Chairman Stephens opened the public hearing at 6:07 p.m.

Chairman Stephens closed the public hearing at 6:08 p.m.

3. Consideration and possible action to recommend to City Council approval or denial of a variance to the minimum lot frontage for 2.203 acres of land by deed recorded under County Clerk's File No. 2007-132782 of the Official Public Records of Montgomery County, Texas.

COMMISSIONER POLLARD MADE A MOTION TO APPROVE THE VARIANCE TO THE MINIMUM LOT FRONTAGE FOR 2.203 ACRES OF LAND BY DEED RECORDED UNDER COUNTY CLERK'S FILE NO. 2007-132782 OF THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS. SECOND BY COMMISSIONER CLONINGER.

MOTION CARRIED UNANIMOUSLY

4. Presentation of a Planning and Zoning Commission preliminary report regarding a variance to the minimum

vegetation barriers along a side property line for 2.203 acres of and by deed recorded under County Clerk's File No. 2007-132782 of the Official Public Records of Montgomery County, Texas.

Mrs. Thompson advised the Commission of the request for variance to allow a 10 vegetation buffer along the north property line reduced from the zoning required 15 feet.

5. Public Hearing regarding a variance to the minimum vegetation barriers along a side property line for 2.203 acres of and by deed recorded under County Clerk's File No. 2007-132782 of the Official Public Records of Montgomery County, Texas.

Chairman Stephens opened the public hearing at 6:09 p.m. Jimmy Bullie, owner, provided introduction to the cafe.

Chairman Stephens closed the public hearing at 6:13 p.m.

6. Consideration and possible action to recommend to City Council approval or denial regarding a variance to the minimum vegetation barriers along a side property line for 2.203 acres of and by deed recorded under County Clerk's File No. 2007-132782 of the Official Public Records of Montgomery County, Texas.

COMMISSIONER CLONINGER MADE A MOTION TO APPROVE THE VARIANCE TO THE MINIMUM VEGETATION BARRIERS ALONG A SIDE PROPERTY LINE FOR 2.203 ACRES OF LAND BY DEED RECORDED UNDER COUNTY CLERK'S FILE NO. 2007-132782 OF THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS. SECOND BY COMMISSIONER SEAY.

MOTION CARRIED UNANIMOUSLY

City Administration Updates

Mrs. Thompson reminded Commission of the July 19th Planning and Zoning Commission Meeting.

Commissioner's Inquiry

Chairman Stephens advised none.

ADJOURN

Chairman Stephens called the meeting adjourned at 6:15 P.M.

SUBMITTED BY:



Courtney Clary, City Secretary

DATE APPROVED: August 16, 2022



Chairman Stephens

