



PLANNING & ZONING COMMISSION MINUTES

Notice is hereby given that the **Public Hearing and Regular Meeting of the Planning and Zoning Commission** of the City of Burnet, Texas will be held on Monday **October 5, 2020**, at **6:00 p.m.**, in the City Council Chambers, Burnet Municipal Airport, 2402 S. Water, Burnet, TX. In order to advance the public health goal of limiting face-to-face meetings (also called "social distancing") to slow the spread of the Coronavirus (COVID-19), a Declaration of a Public Health Emergency was executed by Mayor Bromley on March 19, 2020. The Council Chambers will be closed to public attendance. A Zoom Webinar with toll free conference call capability has been established for access. The following subjects will be discussed, to-wit:

1. CALL TO ORDER:

The meeting was called to order at 6:04 p.m. by Chairman Gaut.

2. ROLL CALL:

Members Present: Tommy Gaut, Derek Fortin, Cesar Arreaza, Jennifer Wind and Ricky Langley

Members Absent: Calib Williams

Guests: Jason Peterson, Chris Anderson, Republic EDS and Gary Dillard

Others Present: Jason Lutz, Director of Development Services
Leslie Kimbler, Development Services Admin.Tech.

3. CONSENT AGENDA:

- 3.1) Minutes of the regular meeting of the Planning and Zoning Commission of the City of Burnet, Texas held on September 21, 2020.

A motion to approve the consent agenda was made by Commissioner Fortin. The motion was seconded by Commissioner Langley and carried by a vote of 4 to 0.

4. PUBLIC HEARINGS:

- 4.1) The Planning & Zoning Commission of the City of Burnet, Texas will conduct a public hearing regarding a request to rezone property located on the east side of S. Rhomberg, between Pecan St. and Willow St., which is further described as lot 2B, Block 38, and lots 2 & 3, Block 37 of the Alexander Addition Subdivision. The requested rezoning is from its present designation of Duplex District (R-2) to a designation of Multi-family residential District (R-3).

Jason Lutz, Director of Development Services, presented staff's report regarding the request to rezone property located on the east side of S. Rhomberg, between Pecan St. and Willow St. from its present designation of Duplex District (R-2) to a designation of Multi-family residential District (R-3).

Chairman Gaut then opened the floor for public comment.

There being no public comment, Chairman Gaut closed the public hearing.

- 4.2) The Planning & Zoning Commission of the City of Burnet, Texas will conduct a public hearing regarding a proposed amendment to the City's adopted Future Land Use Plan to amend the existing designation of Industrial for approximately 163 acres of land out of the Sarah Ann Guest Survey, Abstract 1525, generally located south of Hwy. 29, east of Westfall St., and west of the Railroad tracks. The proposed amendment would change the future land use designation of Industrial to Commercial and Residential land uses.

Jason Lutz, Director of Development Services, presented staff's report regarding a proposed amendment to the City's adopted Future Land Use Plan to amend the existing designation of Industrial to Commercial and Residential land uses generally located south of Hwy. 29, east of Westfall St., and west of the Railroad tracks.

Chairman Gaut then opened the floor for public comment.

There being no public comment, Chairman Gaut closed the public hearing.

- 4.3) The Planning & Zoning Commission of the City of Burnet, Texas will conduct a public hearing regarding a request to rezone approximately 163 acres of land out of the Sarah Ann Guest Survey, Abstract 1525, generally located south of Hwy. 29, east of Westfall St., and west of the Railroad tracks. The requested rezoning is from Heavy commercial—District "C-3" and Light industrial—District "I-1" designations to Heavy commercial—District "C-3", Single-family residential 1—District "R-1", and Multi-family residential—District "R-3" designations.

Jason Lutz, Director of Development Services, presented staff's report regarding a request to rezone approximately 163 acres of land out of the Sarah Ann Guest Survey, Abstract 1525 from Heavy commercial—District "C-3" and Light industrial—District "I-1" designations to Heavy commercial—District "C-3", Single-family residential 1—District "R-1", and Multi-family residential—District "R-3" designations.

Chairman Gaut then opened the floor for public comment.

There being no public comment, Chairman Gaut closed the public hearing.

5. ACTION ITEMS:

- 5.1) The Planning & Zoning Commission of the City of Burnet, Texas will discuss and consider action regarding a request to rezone property located on the east side of S. Rhomberg, between Pecan St. and Willow St., which is further described as lot 2B, Block 38, and lots 2 & 3, Block 37 of the Alexander Addition Subdivision. The requested rezoning is from its present designation of Duplex District (R-2) to a designation of Multi-family residential District (R-3).

Commissioner Langley made a motion to approve the request to rezone approximately 163 acres of land out of the Sarah Ann Guest Survey, Abstract 1525 from Heavy commercial—District "C-3" and Light industrial—District "I-1" designations to Heavy commercial—District "C-3", Single-family residential 1—District "R-1", and Multi-family residential—District "R-3" designations. The motion was seconded by Commissioner Fortin, and carried by a vote of 5 to 0.

- 5.2) The Planning & Zoning Commission of the City of Burnet, Texas will discuss and consider a proposed amendment to the City's adopted Future Land Use Plan to amend the existing designation of Industrial for approximately 163 acres of land out of the Sarah Ann Guest Survey, Abstract 1525, generally located south of Hwy. 29, east of Westfall St., and west of the Railroad tracks. The proposed amendment would change the future land use designation of Industrial to Commercial and Residential land uses.

Commissioner Gaut made a motion to approve the proposed amendment to the City's adopted Future Land Use Plan to amend the existing designation of Industrial to Commercial and Residential land uses generally located south of Hwy. 29, east of Westfall St., and west of the Railroad tracks. The motion was seconded by Commissioner Wind, and carried by a vote of 5 to 0.

- 5.3) The Planning & Zoning Commission of the City of Burnet, Texas will conduct a public hearing regarding a request to rezone approximately 163 acres of land out of the Sarah Ann Guest Survey, Abstract 1525, generally located south of Hwy. 29, east of Westfall St., and west of the Railroad tracks. The requested rezoning is from Heavy commercial—District "C-3" and Light industrial—District "I-1" designations to Heavy commercial—District "C-3", Single-family residential 1—District "R-1", and Multi-family residential—District "R-3" designations.

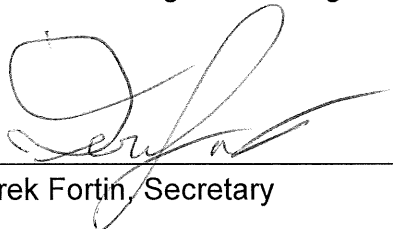
Commissioner Fortin made a motion to approve the request to rezone approximately 163 acres of land out of the Sarah Ann Guest Survey, Abstract 1525 from Heavy commercial—District "C-3" and Light industrial—District "I-1" designations to Heavy commercial—District "C-3", Single-family residential 1—District "R-1", and Multi-family residential—District "R-3" designations. The motion was seconded by Commissioner Wind, and carried by a vote of 5 to 0.

6. **STAFF REPORTS:** Commissioner Wind requested a report on the acreage of parks, in the City of Burnet, compared to other city parks. Commissioner Wind stated she would send a list of the parks that she would like staff to compare the City of Burnet parks too. Commissioner Guat also asked to get a detail on the different park usages as well.
7. **REQUESTS FOR FUTURE AGENDA ITEMS:** Director of Development Services, Jason Lutz, informed the Commission on the need of a Special Meeting to be held on October 26th and, as long as no further application were received, the November 5th meeting could be cancelled.
8. **ADJOURN:**

Commissioner Langley made a motion to adjourn the meeting; Commissioner Fortin seconded, and the motion carried by a vote of 5 to 0.

There being no further business, Chairperson, Tommy Gaut adjourned the meeting at 6:56 p.m.



Tommy Gaut, Chair
City of Burnet Planning and Zoning Commission

Attest:
Herve Derek Fortin, Secretary