



PLANNING & ZONING COMMISSION MINUTES

On this the 10th day of June, 2019, the Planning and Zoning Commission of the City of Burnet, convened in Regular Session at 6:00 p.m. at the regular meeting place thereof with the following persons present, to-wit:

1. CALL TO ORDER:

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

2. ROLL CALL:

Members Present: Craig Lindholm, Tommy Gaut, Derek Fortin, Calib Williams and Ricky Langley

Members Absent: None

Guests: Cesar Arreaza, Mary Jane Shanes, Brian Fraus, Cindy Brown, John & Nancy Irving, Stephani & Roger Smith, Mike & Sharon Childers, Ann Riddell, Rachel Holcomb, Adelle Wood and Janet Burnets

Others Present: Wallis Meshier, Director of Development Services
Leslie Kimbler, Development Services Admin.Tech.

3. CONSENT AGENDA:

3.1) Minutes of the meeting held May 6, 2019 Regular Zoning Commission Meeting.

A motion to approve the consent agenda was made by Commissioner Gaut. The motion was seconded by Commissioner Fortin and carried by a vote of 5 to 0.

4. PUBLIC HEARINGS:

4.1) The Planning and Zoning Commission of the City of Burnet, Texas will hold a public hearing regarding a request to rezone approximately 0.96 acres legally described as Lots 1 and 2 of the Fox N. 281 Properties subdivision from their present designation of Light Commercial – District “C-1” to a designation of Medium Commercial – District “C-2,” said properties being generally located on the northeast corner of North Water Street (Hwy. 281) and East Kerr Street.

Wallis Meshier, Director of Development Services, presented staff's report regarding the request to rezone approximately 0.96 acres legally described as Lots 1 and 2 of the Fox N. 281 Properties subdivision from their present designation of Light Commercial – District "C-1" to a designation of Medium Commercial – District "C-2."

Chairman Lindholm then opened the floor for public comment.

Ms. Adele Wood, resident of 404 N Main St., spoke in opposition to the zone change.

There being no further public comment, Chairman Lindholm closed the public hearing.

- 4.2) The Planning and Zoning Commission of the City of Burnet, Texas will hold a public hearing regarding a request to rezone approximately 0.2336 acres legally described as Lot 1A of the Short Form Replat of the South One-Half of Lot Number 2, Wallis Addition from its present designation of Single-Family Residential – District "R-1" to a designation of Medium Commercial – District "C-2," said property being generally located on the east side of North Water Street (Hwy. 281), approximately 550 feet south of the intersection with East Taggard Street.

Wallis Meshier, Director of Development Services, presented staff's report regarding the request to rezone approximately approximately 0.2336 acres legally described as Lot 1A of the Short Form Replat of the South One-Half of Lot Number 2, Wallis Addition from its present designation of Single-Family Residential – District "R-1" to a designation of Medium Commercial – District "C-2."

Chairman Lindholm opened the floor for public comment.

Mr. Brian Fraus, resident of 702 N Main St., spoke in opposition of the zone change request.

There being no further public comment, Chairman Lindholm closed the public hearing.

- 4.3) The Planning and Zoning Commission of the City of Burnet, Texas will hold a public hearing regarding a proposed Preliminary Plat of a Replat of Lots 80-83, 95-99, and 130 of the Oak Vista Subdivision, a proposed residential subdivision consisting of approximately 105.08 acres and 24 residential lots, being generally located north of County Road 100 (Scenic Oaks Drive), south and west of County Road 100 (Oak Vista Drive), and east of Billy Joe Fox Drive.

Wallis Meshier, Director of Development Services, presented staff's report regarding a proposed Preliminary Plat of a Replat of Lots 80-83, 95-99, and 130 of the Oak Vista Subdivision, a proposed residential subdivision consisting of approximately 105.08 acres and 24 residential lots.

Chairman Lindholm then opened the floor for public comment.

Ms. Sharon Childers, resident of 115 Billy Joe Fox, spoke her concerns in regards to the property Preliminary Plat of the Replat, but did not speak either for or against the item.

There being no further public comment, Chairman Lindholm closed the public hearing.

5. ACTION ITEMS:

- 5.1) The Planning and Zoning Commission of the City of Burnet, Texas will discuss and consider action on a request to rezone approximately 0.96 acres legally described as Lots 1 and 2 of the Fox N. 281 Properties subdivision from their present designation of Light Commercial – District “C-1” to a designation of Medium Commercial – District “C-2,” said properties being generally located on the northeast corner of North Water Street (Hwy. 281) and East Kerr Street.

Commissioner Langley made a motion to approve the request to rezone approximately 0.96 acres legally described as Lots 1 and 2 of the Fox N. 281 Properties subdivision from their present designation of Light Commercial – District “C-1.” The motion was seconded by Commissioner Williams, and carried by a vote of 5 to 0.

- 5.2) The Planning and Zoning Commission of the City of Burnet, Texas will discuss and consider action on a request to rezone approximately 0.2336 acres legally described as Lot 1A of the Short Form Replat of the South One-Half of Lot Number 2, Wallis Addition from its present designation of Single-Family Residential – District “R-1” to a designation of Medium Commercial – District “C-2,” said property being generally located on the east side of North Water Street (Hwy. 281), approximately 550 feet south of the intersection with East Taggard Street.

Commissioner Fortin made a motion to deny the request to rezone approximately 0.2336 acres legally described as Lot 1A of the Short Form Replat of the South One-Half of Lot Number 2, Wallis Addition from its present designation of Single-Family Residential – District “R-1” to a designation of Medium Commercial – District “C-2.” The motion was seconded by Commissioner Gaut, and failed by a vote of 2 to 3 with Commissioners Langley, Williams, and Lindholm voting against the motion.

Commissioner Langley then made a motion to approve the request to rezone approximately 0.2336 acres legally described as Lot 1A of the Short Form Replat of the South One-Half of Lot Number 2, Wallis Addition from its present designation of Single-Family Residential – District “R-1” to a designation of Medium Commercial – District “C-2.” The motion was seconded by Commissioner Williams, and carried by a vote of 3 to 2. Commissioners Langley, Williams, and Lindholm voted for the motion and Commissioners Gaut and Fortin voted against the motion to approve the request to rezone.

- 5.3) The Planning and Zoning Commission of the City of Burnet, Texas will discuss and consider action on a request for a variance to Code of Ordinances, Chapter 98, Section 98-42 for the proposed Preliminary Plat of a Replat of Lots 80-83, 95-99, and 130 of the Oak Vista Subdivision, for the purpose of exceeding the maximum length of a cul-de-sac.

Commissioner Gaut made a motion to approve a request for a variance to Code of Ordinances, Chapter 98, Section 98-42 for the proposed Preliminary Plat of a Replat of Lots 80-83, 95-99, and 130 of the Oak Vista Subdivision. The motion was seconded by Commissioner Fortin, and carried by a vote of 5 to 0.

- 5.4) The Planning and Zoning Commission of the City of Burnet, Texas will consider and take action on a proposed Preliminary Plat of a Replat of Lots 80-83, 95-99, and 130 of the Oak Vista Subdivision, a proposed residential subdivision consisting of approximately 105.08 acres and 24 residential lots, being generally located north of County Road 100 (Scenic Oaks Drive), south and west of County Road 100 (Oak Vista Drive), and east of Billy Joe Fox Drive.

Commissioner Gaut made a motion to approve the proposed Preliminary Plat of a Replat of Lots 80-83, 95-99, and 130 of the Oak Vista Subdivision, a proposed residential subdivision consisting of approximately 105.08 acres and 24 residential lots with the condition that the Base Flood Elevation (BFE) of all lots within the 100-year floodplain be notated on the plat. The motion was seconded by Commissioner Langley, and carried by a vote of 5 to 0.

6. STAFF REPORTS:

7. REQUESTS FOR FUTURE AGENDA ITEMS:

None.

8. ADJOURN:

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

There being no further business, Chairperson, Craig Lindholm adjourned the meeting at 6:45 p.m.



Craig Lindholm, Chair
City of Burnet Planning and Zoning Commission

Attest: 

Herve Derek Fortin, Secretary