

## NOTICE OF MEETING

June 12, 2019

P & Z Meeting Minutes

Director present were Bill Buller, Luther Powell, Kaye Maglitto, and Mary Williams. Kenneth Vornsand was absent City staff present: Pat Riley, Steven Hill, and Marissa Quintanilla.

### 1. Call meeting to order.

Luther Powell called the meeting to order at 5:30 p.m.

### 2. PUBLIC HEARING

- a. Public Hearing to hear public comments concerning the proposed reclassification of the property located at 310 East Powell from Single Family Residential to General Commercial District.

No comments from the public were heard. Bob Gage, a representative of GBT Realty Corporation spoke with the Board about the property at 310 East Powell. Mr. Gage stated that the property is 1.32 acres and that the front  $\frac{3}{4}$  is zoned general commercial and the back side of the property is zoned single family residential and would like to have the entire property zoned as general commercial. The public hearing closed at 5:57 p.m.

### 3. NEW BUSINESS

- a. Consider and approve minutes from the past meeting; April 10, 2019

Kaye Maglitto made a motion to approve the minutes from the past meeting of April 10, 2019. Mary Williams seconded the motion. Motion passed unanimously.

- b. Consider approval and make recommendation to Council for the rezoning of 310 East Powell.

The Board discussed making a recommendation to the Council for the rezoning of 310 East Powell. Mr. Luther stated that he drove by the property and though there are single family homes, there are also general commercial business there. The Board felt that sine the front  $\frac{3}{4}$  of the property is zoned general commercial the back part of the property should be as well. Bill Buller made a motion to approve the rezoning of 310 East Powell to general commercial and make recommendation to the City Council. Mary Williams seconded the motion. Motion passed unanimously.

- c. Consider and approve a joint public hearing with the Willis City Council on the July 16, 2019 at 5:30 p.m. to hear public comments concerning the proposed reclassification of the property located at 310 East Powell from Single Family Residential to General Commercial District.

Mary Williams made a motion to approve a joint public hearing with the Willis City Council on July 16, 2010 at 5:30 p.m. to hear public comments concerning the proposed reclassification of the property located at 310 East Powell from Single Family Residential to General Commercial District. Kaye Maglitto seconded the motion. Motion passed unanimously.

- d. Discuss revisiting the zoning for General Industrial along Trice and Powell Streets.

Steven Hill discussed with the Board about revisiting the zoning of general industrial along Trice and Powell Street. Mr. Hill stated that for some reason these properties were zoned general industrial and would make more sense to re-zone them to general commercial. Mr. Powell stated that when they were zoning the area it was probably zone this way due to the railroad being there, but it does make more sense to have it zoned general commercial so that the property can be better utilized.

- e. Discuss zoning map for North Forest Drive and Oak Woods Drive.

Mr. Hill discussed the zoning map for North Forest Drive and Oak Woods Dr. Mr. Hill stated that currently Oak Woods Drive is zoned R-1 single family residential and North Forest Drive is

zoned R-2 which is site-built homes and manufactured homes. Mr. Hill stated that currently on Oak Woods is all manufactured housing but because of the R-1 zone, no one can put in a manufactured home. Mr. Hill stated that the Board would be discussing further at a later meeting.

4. ADJOURN

Luther Powell made a motion to adjourn. Kaye Maglitto seconded the motion. Motion passed unanimously. The meeting adjourned at 6:20 p.m.

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Marissa Quintanilla, City Secretary