



JULIE LEONARD, PLACE 1  
DEJA HILL, PLACE 2  
RAUL HERNANDEZ, VICE-CHAIR, PLACE 3  
CHARLES RUSSELL JR., PLACE 4  
LIAN STUTSMAN, PLACE 5  
KEITH MILLER, PLACE 6  
BILL MYERS, CHAIRPERSON, PLACE 7

## **PLANNING AND ZONING COMMISSION REGULAR MEETING MINUTES**

---

WEDNESDAY, MAY 10, 2017

6:30 P.M.

CITY COUNCIL CHAMBERS, 105 E. EGGLESTON ST.

---

### **COMMISSIONERS**

#### **PRESENT:**

Place 1: Julie Leonard  
Place 2: Deja Hill  
Place 4: Charles Russell, Jr.  
Place 5: Lian Stutsman  
Place 6: Keith Miller  
Place 7: Bill Myers, Chairperson

#### **ABSENT:**

Place 3: Raul Hernandez, Vice-Chair

### **CITY STAFF PRESENT:**

Scott Dunlop, Planning Coordinator

### **CALL REGULAR SESSION TO ORDER**

Chairperson Myers announced a quorum and called the meeting to order at 6:30 PM.

### **PRESENTATIONS**

There were no presentations.

### **PUBLIC COMMENTS**

There were no public comments.

### **CONSENT AGENDA**

1. Consideration, discussion, and possible action on a Short Form Final Plat, 1 lot on 1.069 acres more or less, located at 13500 N FM 973 Manor, TX. Agent: Miguel Gonzales. Owner: Julio Mireles
2. Consideration, discussion, and possible action on a Final Plat for Presidential Heights Phase 2, ninety-six (96) single family lots on 26.72 acres more or less, located at Bois D'Arc Road and Tower Road Manor, TX. Agent: Kimley-Horn. Owner: West Elgin Development Corp.

**A motion to approve the denial as submitted, for consent agenda items 1 and 2 was made by Commissioner Hill, Seconded by Commissioner Miller. The motion carried by the following vote:**

**Vote: 5 For – 0 Against**

**REGULAR AGENDA**

3. Consideration, discussion, and possible action on the April 12<sup>th</sup> Planning Commission Minutes.

**A motion to approve April 12, 2017 Planning and Zoning Meeting minutes was made by Commissioner Stutsman, Seconded by Commissioner Russell. The motion carried by the following vote:**

**Vote: 6 For – 0 Against**

4. Consideration, discussion, and possible action on a Concept Plan for Manor Commons East, twenty-two (22) lots on 73.3 acres more or less, located at the SE corner of US Hwy 290 and FM 973, Manor, TX. Agent: ALM Engineering

**A motion to recommend approval was made by Commissioner Stutsman, Seconded by Commissioner Miller. The motion carried by the following vote:**

**Vote: 6 For – 0 Against**

5. Consideration, discussion, and possible action on a Short Form Final Plat, 4 lots on 10 acres more or less located at 15123 Bois D’Arc Road Manor, TX. Agent: Landmark Engineering, Javier Barajas. Owner: Brenda Marquez.

**A motion to approve was made by Commissioner Stutsman, Seconded by Commissioner Leonard. The motion carried by the following vote:**

**Vote: 6 For – 0 Against**

6. Consideration, discussion and possible action on a Conditional Use Permit for Lot 1 Shadowglen Commercial Lots Subdivision, locally known as 14001 Shadowglen Blvd to allow for a Game Room. Owner: HFS Brothers Investments LLC. Applicant: Tony Welch, Beer:30

**A motion to recommend approval was made by Commissioner Russell, Seconded by Commissioner Leonard. The motion carried by the following vote:**

**Vote: 6 For – 0 Against**

7. Consideration, discussion, and possible action on a request to remove a significant tree being a 25-caliper inch willow tree #9745 shown on the Manor Commons SE Preliminary Plan.

**A motion to approve was by Commissioner Russell, Seconded by Commissioner Miller. The motion carried by the following vote:**

**Vote: 5 For – 1 Against**

**ADJOURNMENT**

A motion to adjourn was made by Commissioner Leonard, Seconded by Commissioner Miller. The motion carried by the following vote:

Vote: 6 For – 0 Against

Meeting was adjourned at P.M.

Respectfully submitted,

  
\_\_\_\_\_  
Scott Dunlop, Planning Coordinator