



Julie Leonard, Place 1
Jacob Hammersmith, Place 2
Raul Hernandez, Vice-Chair, Place 3
Larry Wallace Jr., Place 4
Lian Stutsman, Place 5
Keith Miller, Place 6
Bill Myers, Chairperson, Place 7

PLANNING AND ZONING COMMISSION REGULAR MEETING MINUTES

Wednesday, September 12, 2018

6:30 P.M.

Manor City Hall – Council Chambers
105 E. Eggleston Street

COMMISSIONERS

PRESENT:

Place 2: Jacob Hammersmith
Place 4: Larry Wallace, Jr
Place 5: Lian Stutsman
Place 6: Keith Miller
Place 7: Bill Myers, Chairperson

ABSENT:

Place 1: Julie Leonard
Place 3: Raul Hernandez, Vice-Chair

CITY STAFF PRESENT:

Scott Dunlop – Planning Coordinator

REGULAR SESSION – 6:30 P.M.

With a quorum of the Planning and Zoning Commissioners present, the regular session of the Manor Planning and Zoning Commission was called to order by Chairperson Myers at 6:30 p.m. on Wednesday, September 12, 2018, in the Council Chambers of the Manor City Hall, 105 E. Eggleston St., Manor, Texas.

PUBLIC COMMENTS

No one appeared to speak at this time.

CONSENT AGENDA

1. **Consideration, discussion, and possible action on denying a Final Plat for Stonewater North, ninety-three (93) single family lots on 18 acres, more or less, located near N FM 973 and Johnson Road, Manor, Texas. Applicant: Kitchen Table Civil Solutions. Owner: Continental Homes of Texas, LP.**

MOTION: Upon a motion made by P&Z Commissioner Wallace and seconded by P&Z Commissioner Miller, the Planning and Zoning Commission voted four (4) For and none (0) Against to deny a Final Plat for Stonewater North, ninety-three (93) single family lots on 18 acres, more or less, located near N FM 973 and Johnson Road, Manor, Texas. The motion carried unanimously.

REGULAR AGENDA

2. **Consideration, discussion, and possible action to approve the Planning and Zoning Commission Minutes of the August 08, 2018, Regular Meeting.**

Scott Dunlop, Planning Coordinator, was available to address any questions posed by the P&Z Commission.

MOTION: Upon a motion made by P&Z Commissioner Wallace and seconded by P&Z Commissioner Miller, the Planning and Zoning Commission voted four (4) For and none (0) Against to approve the Planning and Zoning Commission Minutes of the August 08, 2018, Regular Meeting. The motion carried unanimously.

3. **Consideration, discussion, and possible action on a Preliminary Planned Unit Development Amendment request for Lagos Master Planned Community being 173 acres, more or less, of land in the James Manor Survey No. 40, James Manor Survey No. 39, and Calvin Barker Survey No. 38 and being located at N FM 973 and Brenham Street, Manor, Texas. Applicant: Kimley-Horn Associates. Owner: Dwyer Realty Companies**

Scott Dunlop, Planning Coordinator, was available to address any questions posed by the P&Z Commission.

MOTION: Upon a motion made by P&Z Commissioner Hammersmith and seconded by P&Z Commissioner Wallace, the Planning and Zoning Commission voted four (4) For and none (0) Against to approve a Preliminary Planned Unit Development Amendment request for Lagos Master Planned Community. The motion carried unanimously.

4. **Consideration, discussion, and possible action on a Final Planned Unit Development Amendment request for Lagos Master Planned Community being 173 acres, more or less, of land in the James Manor Survey No. 40, James Manor Survey No. 39, and Calvin Barker Survey No. 38 and being located at N FM 973 and Brenham Street, Manor, Texas. Applicant: Kimley-Horn Associates. Owner: Dwyer Realty Companies**

Scott Dunlop, Planning Coordinator, was available to address any questions posed by the P&Z Commission.

MOTION: Upon a motion made by P&Z Commissioner Wallace and seconded by P&Z Commissioner Hammersmith, the Planning and Zoning Commission voted four (4) For and none (0) Against to approve a Final Planned Unit Development Amendment request for Lagos Master Planned Community. The motion carried unanimously.

5. **Consideration, discussion, and possible action on a Final Planned Unit Development request for Manor Heights being 477 acres, more or less, of land including Lot 2, J.F. Nagle Estates, portions of the A.C. Caldwell Survey No. 52, Abstract 154, and Lemuel Kimbro Survey No. 64, Abstract No. 456, located near US Hwy 290 E and Old Kimbro Road and locally known as 13201, 13356, and 13400 Old Kimbro Road, Manor, Texas. Applicant: Kimley-Horn Associates. Owner: Sky Village Kimbro Estates LLC.**

Scott Dunlop, Planning Coordinator, was available to address any questions posed by the P&Z Commission.

MOTION: Upon a motion made by P&Z Commissioner Wallace and seconded by P&Z Commissioner Miller, the Planning and Zoning Commission voted four (4) For and none (0) Against to postpone a Final Planned Unit Development request for Manor Heights until the October 3rd, 2018 Special Planning and Zoning Commission meeting. The motion carried unanimously.

6. **Consideration, discussion, and possible action on a rezoning request for Abstract 315, Survey 63 Gates G Acres 2.935, 0.50 and 3.0 and Lot 2 Block A KST/Voelker Tract Resub of Lot 2 Block A, locally known as 14401 N FM 973, 14233 Suncrest Road, 14225 Suncrest Road, and 14211 Suncrest Road, from Interim Agricultural (A) to Light Industrial (IN-1). Applicant: Stan Voelker. Owner: Stan Voelker**

Scott Dunlop, Planning Coordinator, was available to address any questions posed by the P&Z Commission.

MOTION: Upon a motion made by P&Z Commissioner Wallace and seconded by P&Z Commissioner Hammersmith, the Planning and Zoning Commission voted four (4) For and none (0) Against to approve a rezoning request for Abstract 315, Survey 63 Gates G Acres 2.935, 0.50 and 3.0 and

Lot 2 Block A KST/Voelker Tract Resub of Lot 2 Block A, locally known as 14401 N FM 973, 14233 Suncrest Road, 14225 Suncrest Road, and 14211 Suncrest Road, from Interim Agricultural (A) to Light Industrial (IN-1). The motion carried unanimously.

- 7. Consideration, discussion, and possible action on a joined lot affidavit for Lots 1, 2, 3 and West ½ of 4, Block 57, Town of Manor, locally known as 501 East Wheeler, in support of joining lots into one building site. Applicant: Martha Stockton. Owner: Martha Stockton**

Scott Dunlop, Planning Coordinator, was available to address any questions posed by the P&Z Commission.

MOTION: Upon a motion made by P&Z Commissioner Wallace and seconded by P&Z Commissioner Hammersmith, the Planning and Zoning Commission voted four (4) For and none (0) Against to approve a joined lot affidavit for Lots 1, 2, 3 and West ½ of 4, Block 57, Town of Manor, locally known as 501 East Wheeler. The motion carried unanimously.

- 8. Consideration, discussion, and possible action on a setback waiver for Lots 9 and 10, Block 52, Town of Manor, locally known as 404 East Wheeler Street, to allow for a 20-foot front setback and a 10-foot rear setback. Applicant: Uriel Ocampo. Owner: Uriel Ocampo.**

Scott Dunlop, Planning Coordinator, was available to address any questions posed by the P&Z Commission.

Commissioner Stutsman arrived at 6:47 PM.

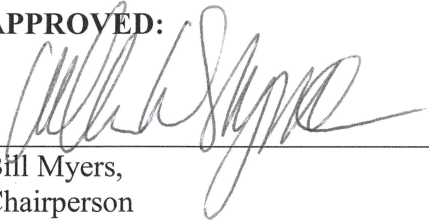
MOTION: Upon a motion made by P&Z Commissioner Hammersmith and seconded by P&Z Commissioner Miller, the Planning and Zoning Commission voted five (5) For and none (0) Against to approve a setback waiver for Lots 9 and 10, Block 52, Town of Manor, locally known as 404 East Wheeler Street. The motion carried unanimously.

ADJOURNMENT

MOTION: Upon a motion made by P&Z Commissioner Stutsman and seconded by P&Z Commissioner Miller, the Planning and Zoning Commission voted five (5) For and none (0) Against to adjourn the regular meeting of the Planning and Zoning Commission at 6:49 PM on Wednesday, September 12, 2018. The motion carried unanimously.

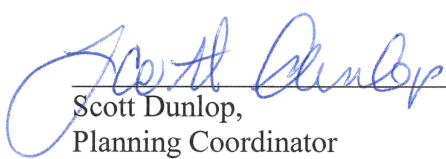
These minutes approved by the Planning and Zoning Commission on the 3rd day of October 2018.

APPROVED:



Bill Myers,
Chairperson

ATTEST:



Scott Dunlop,
Planning Coordinator

