



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 AGENDA

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WEDNESDAY, JUNE 13, 2018

6:30 P.M.

CITY COUNCIL CHAMBERS, 105 E. EGGLESTON ST.

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### COMMISSIONERS

#### PRESENT:

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

#### ABSENT:

Place 6: Keith Miller

### 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

### PUBLIC COMMENTS

Comments will be taken from the audience on non-agenda related topics for a length of time, not to exceed three minutes per person. Comments on specific agenda items must be made when the item comes before the Commission. To address the Planning Commission please register on the speaker sign-in sheet at least five-minutes prior to the scheduled meeting time. NO ACTION MAY BE TAKEN BY THE PLANNING COMMISSION DURING PUBLIC COMMENTS.

The following items will be denied as submitted by one motion. There will be no separate discussion of these items unless requested by a Commission Member; in which event, the item will be removed from the consent agenda and considered separately

### CONSENT AGENDA

1. Consideration, discussion, and possible action on a Preliminary Plat for Shadowglen Phase 2 Sections 18, 22, 23, 25, 26, 27A, 27B and 28, five hundred and seventy-nine Scott Dunlop,  
Planning Coordinator

(579) single family lots on 146.85 acres more or less, located near Misty Grove Blvd. and Shadowglen Trace, Manor, TX. Applicant: Kimley-Horn and Associates. Owner: SG Land Holdings, LLC.

- 2. Consideration, discussion, and possible action on Final Plat for Shadowglen Phase 2 Section 17, seventy-eight single family lots on 19.9 acres more or less, located near Misty Grove Blvd. and Shadowglen Trace, Manor, TX. Applicant: Kimley-Horn and Associates. Owner: SG Land Holdings, LLC. Scott Dunlop,  
Planning Coordinator

**Motion to approve the denial as submitted of consent agenda items 1 and 2 by Commissioner Stutsman. Seconded by Commissioner Hammersmith. 5 – 0 to deny as submitted.**

**REGULAR AGENDA**

- 3. Consideration, discussion, and possible action on the May 9, 2018 Planning and Zoning Commission meeting minutes. Scott Dunlop  
Planning Coordinator

**Motion to approve the May 9, 2018 Planning and Zoning Commission minutes by Commissioner Leonard. Seconded by Commissioner Stutsman. 5 – 0 to approve.**

**Commissioner Wallace arrived at 6:32 PM**

- 4. Consideration, discussion, and possible action on a Rezoning Application for Abstract 315, Survey 63 Gates G, locally known as 12307 US Hwy 290 E, 10.00 acres more or less, from Interim Agricultural (A) to Medium Commercial (C-2). Applicant: Ceilia Edwards. Owner: Odeen Hibbs. Scott Dunlop  
Planning Coordinator

**Motion to recommend approval at the May 16<sup>th</sup> City Council meeting by Commissioner Stutsman. Seconded by Vice-Chair Hernandez. 6 – 0 to approve.**

- 5. Consideration, discussion, and possible action on a Final Plat for Presidential Heights Phase 3, one hundred and seventy-one (171) single family lots on 53.19 acres more or less, located near Bois D’Arc Road and Tower Lane, Manor, TX. Applicant: Kimley-Horn and Associates. Owner: West Elgin Development Corp. Scott Dunlop  
Planning Coordinator

**Planning Coordinator Scott Dunlop spoke that the number of lots listed and acreage was for both Phases 3 and 4. The correct lots and acreage is 61 lots on 15.26 acres.**


**Motion to approve with lot and acreage correction by Commissioner Leonard. Seconded by Commissioner Wallace. 6 – 0 to approve.**

- 6. Consideration, discussion, and possible action on a Preliminary Plat for Shadowglen Phase 2 Sections 17, 21A, 21B, 24A and 24B, three hundred and forty-eight (348) single family lots on 99 acres more or less, located near Shadowglen Blvd and Shadowglen Trace, Manor, TX. Applicant: Kimley-Horn and Associates. Owner: SG Land Holdings, LLC. Scott Dunlop  
Planning Coordinator


**Motion to approve by Commissioner Hammersmith. Seconded by Commissioner Stutsman. 6 – 0 to approve.**

**ADJOURNMENT**

Motion to adjourn by Commissioner Stutsman. Seconded by Commissioner Wallace. 6 – 0 to adjourn at 6:37 PM.

  
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Bill Myers  
Chairperson



  
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Scott Dunlop  
Planning Coordinator