

Planning and Zoning Commission Meeting (Monday, February 10, 2020)

Generated by Charlotte Youngblood on Tuesday, February 11, 2020

Members present:

Travis Mondok, Jeanie Marten, Bill Thrash, Teddy Kinzer, Scott Ohman, George Kemper

Members Absent:

Fernando Gutierrez

Others Present:

Paul Watkins, City Council Liaison

Regular Meeting - 6:00 PM

1. Call to Order: The Planning and Zoning Commission of the City of Sachse will hold a Regular Meeting on Monday, February 10, 2020 at 6:00 p.m. at Sachse City Hall, 3815 Sachse Road, Building B, Sachse, Texas to consider the following items of business:

Vice-Chairwoman Marten called the meeting to order at 6:00 pm.

2. Invocation and Pledge of the Allegiance to U.S. and Texas Flags.

Commissioner Kinzer offered the invocation. Commissioner Ohman led the pledges.

3. Discuss and consider election of officers.

After discussion, Ohman made a motion to nominate Marten for Chairwoman, it was seconded by Thrash. The motion passed unanimously.

Marten made a motion to nominate Ohman for Vice-chairman. Thrash seconded the motion. The motion passed unanimously.

4. Consider approval of the November 25, 2019 meeting minutes.

Thrash made a motion to approve the minute as presented, with a second by Kinzer, the Planning and Zoning Commission adopted the minutes unanimously.

5. Consider and act on a Final Plat for Hudson Hills, consisting of 67 single-family lots, generally located along Rosewood Lane and Hudson Drive, within Sachse city limits.

Development Services Director Matt Robertson presented the item. He stated the proposed plat is 17.74 acres and consists of 67 single family lots. The property is zoned PD -36. Staff recommends approval of the final plat.

After discussion, with a motion by Thrash, and a second by Ohman, the motion to approve the plat passed unanimously.

6. Conduct a public hearing to consider and act on a Preliminary Plat for the Park Plaza Addition, being a replat of Lots 1-7, Block 10 of Old Town Sachse, generally located at the southwest corner of Fifth Street and Dewitt Street, within Sachse city limits.

Robertson presented the item. He stated the proposed preliminary plat is approximately 1.14 acres. The property is zoned Old Town District-Downtown Character District. The proposed use is attached single family residences. Staff is recommending approval of the preliminary plat. He stated that the subdivision ordinance requires a public hearing for replats. He did say he had received one phone call from a resident with concerns about her property and parking issues.

Chairwoman Marten opened the public hearing at 6:13 pm.

Mike Foster, 6217 Dewitt Rd., explained he lived across the street from the proposed development. He wanted to know what type of architecture would this be. He was curious about if they would have front entry, rear entry, and sidewalks. He asked if there would be consistency in the type of construction in the district. He was also concerned with his property values declining.

Commissioner Mondock arrived at the meeting at 6:14 pm.

Joe Boyd, 10945 Ridgemoor Dr., stated he owned property on Fourth Street. He was under the impression that the alley, behind his property, had been abandoned by the city. He stated he made application to the city to have half the alley deeded to him. His main concerns were with bar ditches remaining and no curbs or gutters in the district. He also asked if the city would close Fourth Street to Dewitt Road.

Karla Smith, 2712 McDearmon Street, said she backs up to Mr. Foster's and her primary concern was privacy. She also stated that traffic is a big concern in the area and would like to see speed humps installed to curtail traffic.

With no one else speaking, Chairwoman Marten closed the public hearing at 6:32 pm.

Robinson addressed the questions of the public speakers. With a motion by Kinzer, and a second by Thrash, the motion to approve the plat was unanimous.

Discussion of future agenda items, update on Council actions, training topics, and requests for new business consideration.

Robinson said the Trinity Regional Medical Center was approved and are now in the civil plan review process. He state The Station retail tract and multi-family both had their pre-construction meetings and shall be moving forward.

7. Adjournment.

Chairwoman Marten adjourned the meeting at 6:41 pm.

*Jeanie Marten
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