



**City of Sachse, Texas
Planning & Zoning Commission
Minutes of the Regular Meeting
Monday, November 14, 2016**

Members Present:

Scott Everett - Chair
Chance Lindsey
David Hock
Scott Ohman
Fernando Gutierrez
Wendy Stewart
Louie Carter

Members Absent:

Staff Present:

Dustin McAfee, AICP, Community Development Director
Charlotte Youngblood - Community Development Technician

Others Present:

Bill Adams, City Council Liaison

6:30 PM Work Session

Staff provided the commission with a community update and discussed agenda items.

7:00 PM Regular Meeting

Chairman Scott Everett opened the meeting of the Planning & Zoning Commission at 7:05 p.m. and declared a quorum.

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

Commissioner Stewart offered the invocation, and Commissioner Hock led the pledges.

Regular Agenda Items:

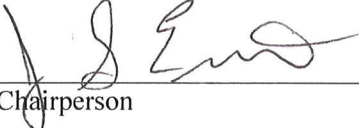
2. Consider approval of the minutes of the October 24, 2016 Planning & Zoning Commission meeting. With a motion by Lindsey, and a second by Gutierrez, the Planning & Zoning Commission adopted the October 24, 2016 minutes unanimously.

3. Conduct a public hearing to consider and make recommendation on a request by Trepex, to rezone approximately 9.82 acres of land from C2 (Commercial) with Turnpike Overlay (Transition Zone) to Planned Development district (PD) to allow for a senior housing complex, generally located south of Sewell Elementary and east of Miles Road, within Sachse city limits. Staff presented the case as outlined in the staff report. Applicant representative, Ferrette, gave a brief presentation. With a motion by Hock, and a second by Stewart, with all voting in favor, the public hearing was closed at 7:30 PM with no one speaking. With a motion by Stewart, and a second by Gutierrez, the recommendation to approve the proposed zoning per staff recommendation, passed unanimously.

4. Conduct a public hearing to consider and make recommendation on a request by Frank Milsap, to rezone approximately 9.87 acres of land from AG (Agricultural) and Special Use Permit (Ord. #802 & #3052) to Planned Development district (PD) to allow for an expansion of the existing facility using similar construction materials, located at 3904 Miles Road, generally north of Hudson Middle School. Staff presented the case as outlined in the staff report, and the public hearing opened at 7:40 PM. Robert Grant, 4001 Martha, said he was concerned about possible drainage issues and tall grass at the rear of the property. Rhonda Bridges, 4416 Haverhill, shared noise concerns. With a motion by Hock, and a second by Stewart, the public hearing was closed at 7:46 PM. With a motion by Stewart, and a second by Carter, the recommendation to approve the proposed zoning per staff recommendation, passed unanimously.

5. Discussion of future agenda items, update on council action, training topics, requests for new business considerations, and Comprehensive Plan update.
Staff updated the Commission.

Adjourn: With a motion by Everett, the meeting was adjourned at 8:03 PM.



Chairperson



Secretary