



PLANNING & ZONING COMMISSION
McLENDON-CHISHOLM, TEXAS
REGULAR MEETING MINUTES
February 7, 2013

Regular Meeting

1. CALL TO ORDER

Chairman Troy Reich called the regular meeting of the Planning & Zoning Commission of the City of McLendon-Chisholm, Texas to order at 6:30 p.m.

P&Z Commission Present: Troy Reich Chairman
Jay Webb Vice Chairman
Jerry Packer Commissioner
Karla Clark Commissioner
Rhonda Davis Commissioner
Paul Wilson Commissioner - Alternate
Terrell Miller Commissioner - Alternate

P&Z Commission Absent: Brian McKinney Commissioner - Alternate

Staff Present: David Butler City Administrator
Deborah Sorensen City Secretary

2. PLEDGE OF ALLEGIANCE

Chairman Troy Reich led the Pledge of Allegiance.

3. PUBLIC HEARING

A Public Hearing of the Planning & Zoning Commission to receive comments and take appropriate action regarding a zoning change from a Planned Development to an Amended Planned Development. The property tract includes Lot 1, Block A, The Oasis Beach & Tennis Club Addition located at 5757 S. State Highway 205, land known as Oasis Beach and Tennis Club.

- a. Receive comments from applicant - Josh Mowell, representing Oasis Beach & Tennis Club, stated they want to add a trampoline park as a leased space in the large building. They still intend to have indoor courts, fitness room and locker room. They will also be adding more volleyball courts.
- b. Open Public Hearing - Chairman Troy Reich opened the Public Hearing at 6:35 pm
- c. Receive comments from public - None
- d. Close Public Hearing - Vice Chairman Webb made a motion to close the Public Hearing. Commissioner Clark seconded the motion. Motion passed 5-0. The Public Hearing was closed at 6:36 pm.
- e. Receive final comments from applicant - None
- f. Receive comments from staff - Michael Coker, City Planner, stated that he recommend approval contingent upon further information being submitted.
Josh Mowell added that Phillip Howell will be partnering with the trampoline park. The timeline for the park is in the fall.
Commissioner Packer inquired about septic and security and confirmed that no alcoholic beverages would be served in the building.
Commissioner Davis inquired about traffic coming in and out. The traffic study was completed and had been adhered to.
Chairman Reich inquired about arcades and is worried about the clientele. Darren Rak, owner, stated that it is going to be like a Dave & Busters.

4. CONSENT AGENDA

- a. Consideration and action on approval of minutes of the Regular Meeting of the Planning & Zoning Commission held on November 1, 2012

Commissioner Davis made a motion to approve Consent Agenda. Commissioner Packer seconded the motion. **Motion passed 5-0.**

5. AGENDA ITEMS

- a. Discussion and consideration of recommendation to City Council on a zoning change from a Planned Development to an Amended Planned Development. The property tract includes Lot 1, Block A, The Oasis Beach & Tennis Club Addition located at 5757 S. State Highway 205, land known as Oasis Beach and Tennis Club.

After further discussion, the applicant asked for more time on this project. Chairman Reich Tabled this item until the next meeting.

- b. Discussion and consideration of recommendation to City Council on approval of final plat of Kensington Park

Commissioner Webb recused himself since he has a family member that is a principal of the project. Commissioner Davis made a motion to recommend to City Council approval of the final plat of Kensington Park with condition all recommendations have been met. Commissioner Wilson seconded the motion. **Motion passed 4-1**, with Commissioner Packer voting against.

- c. Discussion with City Planner regarding future direction of the City

No action taken

- d. Discussion and consideration of appointing Chairman to Planning & Zoning Commission

Commissioner Packer made a motion to reappoint Chairman Reich as Chairman to Planning & Zoning Commission. Commissioner Clark seconded the motion. **Motion passed 5-0.**

- e. Discussion and consideration of appointing Vice Chairman to Planning & Zoning Commission

Commissioner Davis made a motion to reappoint Vice Chairman Jay Webb to Planning & Zoning Commission. Commissioner Clark seconded the motion. **Motion passed 5-0.**

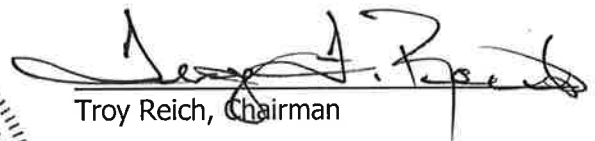
6. ADJOURN

Commissioner Clark made a motion to adjourn the meeting. Commissioner Packer seconded the motion. **Motion passed 5-0.** The meeting was adjourned at 7:56 p.m.

ATTEST:



Deborah Sorensen, City Secretary



Troy Reich, Chairman