

**PLANNING & ZONING COMMISSION
McLENDON-CHISHOLM, TEXAS
REGULAR MEETING MINUTES
May 1, 2008**

Workshop

1. CALL TO ORDER

Chairman Troy Reich called the workshop of the Planning & Zoning Commission of the City of McLendon-Chisholm, Texas to order at 6:32 pm.

P&Z Commission Present: Troy Reich Chairman
Jerry Packer Commissioner
Jay Webb Commissioner
Mike Miller Commissioner
Karla Clark Commissioner
Lee Nichols Commissioner
Chuck Samples Commissioner

Staff Present: Dave Butler City Administrator
Deborah Sorensen City Secretary

2. INVOCATION AND PLEDGE OF ALLEGIANCE

Chairman Troy Reich gave the Invocation and led the Pledge of Allegiance.

3. WORKSHOP DISCUSSIONS

- a. Consideration and action on approval of preliminary plat of Chisholm Crossing Phase IV** – Troy Reich stated that they have the letter from the City Engineer, Hal Jones, stating that the previous issues have been addressed. Hal recommends the preliminary plat be approved and the remaining issues are to be resolved at the time of the final plat.

4. ADJOURN

Karla Clark made a motion to adjourn the workshop. Chuck Samples seconded the motion. **Motion passed 6-0.** The workshop was adjourned at 6:36 p.m.

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 6:36 p.m.

2. APPROVAL OF MINUTES

- a. Consideration and action on approval of minutes of the regular meeting of the Planning & Zoning Commission held on April 3, 2008.

Jerry Packer made a motion to approve the minutes of the regular meeting of the Planning & Zoning Commission held on April 3, 2008. Jay Webb seconded the motion. **Motion passed 6-0.**

3. ACTION ITEM

- a. Consideration and action on approval of preliminary plat of Chisholm Crossing Phase IV.

Jerry Packer made a motion to recommend approval of preliminary plat of Chisholm Crossing Phase IV to City Council. Chuck Samples seconded the approval. **Motion passed 6-0.**

- b. Consideration and action on approval of Downtown District.

Chuck Samples recognized the Downtown Committee for all their time and effort they put into this plan. Chuck presented the Downtown District Plan. Jerry disagrees with size of the District and a few of the zoning areas. He is not going to tell someone that they can not build a house on their land regardless of where it is at. Jerry feels that it is too premature to designate a District that large. Our city does not have sewer. Troy asked him when he thought they needed to do it. We can not wait until it is too late. If we sewer and commercial interests, it will be too late to try to plan a Downtown District. Chuck explained that the main goal was to protect an area, including current uses and structures, until some point in the future development happens.

Jay Webb made a motion to recommend to City Council to proceed with the process of creating the downtown district with the approximate size and location as presented in this concept plan. Karla Clark seconded the motion. **Motion passed 6-0.**

4. DISCUSSION ITEM

- a. City Administrator Update on Spring Fest

Dave reported that postcards with the Spring Fest activities were mailed today. Planning & Zoning Commission will sponsor the egg race. Karla stated that she can get the eggs. It was decided that there will be a relay race and an egg toss.

5. NEW BUSINESS

None

6. FUTURE AGENDA ITEMS

None

7. PLANNING & ZONING COMMISSION COMMENTS

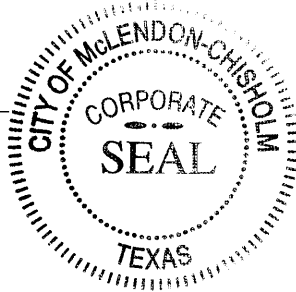
None

8. ADJOURN

Karla Clark made a motion to adjourn the meeting. Chuck Samples seconded the motion. **Motion passed 6-0.** The meeting was adjourned at 8:04 p.m.

ATTEST:


Deborah Sorensen, City Secretary




Troy Reich, Chairman