

## **Memorandum**

To: The Burleson Planning and Zoning Commission

From: Peggy Fisher, Senior Administrative Assistant

Date: September 13, 2022

Subject: Minutes from the August 23, 2022 Regular Session Planning and Zoning Commission Meeting.

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### **Commission Action Requested:**

Approve the minutes from the August 23, 2022 Regular Session of the Planning and Zoning Commission Meeting.

### **Background Information:**

None

### **Board/Citizen Input:**

None

### **Financial Considerations:**

None

### **Attachments:**

Minutes of the August 23, 2022 Regular Session of the Planning and Zoning Commission.

### **Staff Contact:**

Peggy Fisher  
Recording Secretary  
817-426-9611

## PLANNING AND ZONING COMMISSION

August 23, 2022  
MINUTES

### Roll Call

#### Commissioners Present

Kason Mobley  
Jason Morse  
Bill Janusch  
Chris Dyer

#### Commissioners Absent

Dan Taylor  
Adam Russell  
Michael Tune

#### Staff

Matt Ribitzki, City Attorney  
Emilio Sanchez, Assistant Director Development Services  
Lidon Pearce, Planner  
Peggy Fisher, Administrative Assistant

### **REGULAR SESSION**

#### **1. Call to Order – 6:30 PM**

**Invocation – Chris Dyer**

**Pledge of Allegiance**

#### **2. Citizen Appearance**

None

#### **3. Consent Agenda**

- A. Approve the minutes from August 9, 2022 Planning and Zoning Commission meeting.**
- B. Replat of Sewol Addition, Lot 1A-R, Block 1, located southeast of the intersection of NE Alsbury Blvd and N Burleson Blvd with an approximate address of 900 N Burleson Blvd, within the City of Burleson. (Case 22-078): Consider approval of a Replat for Sewol Addition.**
- C. Replat of Business Centre Burleson, Lot 1-R1 and Lot 2-R1, Block 2, located northeast of the intersection of N Burleson Blvd and Centre Dr**

**with an approximate address of 500 N Burleson Blvd, within the City of Burleson. (Case 22-101):** Consider approval of a Replat for Business Centre Burleson.

- D. Replat of Denham Addition, Lot 1R, Block 1, located northeast of the intersection of E Renfro St and County Road 528 with an approximate address of 2601 E Renfro St, within the Extraterritorial Jurisdiction of the City of Burleson. (Case 22-107):** Consider approval of a Replat for Denham Addition.

Motion was made by Commissioner Jason Morse and second by Commissioner Bill Janusch to approve the consent agenda.

Motion passed, 4-0. Commissioners Dan Taylor, Adam Russell & Michael Tune were absent.

#### **4. Public Hearing**

- A. 200 S Dobson (Case 22-108):** Hold a public hearing and consider a zoning change request from "SF7", Single-family dwelling district-7, to "SFA" Single-family attached dwelling district for future residential development.

Lidon Pearce presented the case to the Commission, reviewed the staff report, and answered questions from the Commission.

Commission Chairman Kason Mobley opened the public hearing at 6:37 p.m.

Richard Harrison, 206 S Dobson, addressed the commissioners and spoke against this item.

Jessica Nelson, applicant, addressed the commissioners and answered questions regarding this item.

Commission Chairman Kason Mobley closed the public hearing at 6:43 p.m.

Commission Chairman Kason Mobley opened the public hearing at 6:48 p.m.

Vicki Sorensen, 368 S Dobson, addressed the commissioners and spoke against this item.

Commission Chairman Kason Mobley closed the public hearing at 6:50 p.m.

Richard Harrison, 206 S Dobson, addressed the commissioners and answered questions regarding this item.

Commission Chairman Kason Mobley opened the public hearing at 7:02 p.m.

Richard Harrison, 206 S Dobson, addressed the commissioners and asked questions regarding this item.

Commission Chairman Kason Mobley closed the public hearing at 7:03 p.m.

Motion was made by Commissioner Jason Morse and second by Commissioner Kason Mobley to approve.

Motion failed to pass, 2-2. Bill Janusch and Chris Dyer were opposed.

- B. 4139 S Burleson Blvd (Case 22-089):** Hold a public hearing and consider a zoning change request from “A”, Agricultural to “PD”, Planned Development District for a 4.13 acre site.

***Applicant withdrew this item***

## **5. Reports and Presentations**

None

## **6. Other Items for Consideration**

### **Nomination and Election of Planning and Zoning Commission Chairman.**

Motion was made by Commissioner Jason Morse and second by Commissioner Chris Dyer to nominate Adam Russell as Commission Chairman.

Motion passed, 4.0. Commissioners Dan Taylor, Adam Russell & Michael Tune were absent.

### **Nomination and Election of Planning and Zoning Commission Vice Chairman.**

Motion was made by Commissioner Bill Janusch and second by Commissioner Kason Mobley to nominate Dan Taylor as Commission Vice Chairman.

Motion passed, 4.0. Commissioners Dan Taylor, Adam Russell & Michael Tune were absent.

## **7. Community Interest Items**

Commissioner Jason Morse addressed the commissioners regarding local Elections and expressed his concerns.

Commissioner Bill Janusch addressed the commissioners and expressed his Concerns regarding local elections.

## **8. Executive Session**

**The Planning & Zoning Commission reserves the right to convene in Executive Session(s) during this meeting pursuant to the following Sections of the Government Code of the State of Texas:**

- 1. Pursuant to Sec. 551.071 consultation with its Attorney: The Planning & Zoning Commission may conduct private consultations with its attorneys when the Planning & Zoning Commission seeks the advice of its attorney concerning any item on this agenda or a matter in which the duty of the attorney to the Planning & Zoning Commission under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Government Code. Pursuant to Sec 551.087 Deliberation regarding Economic Development Negotiations The Planning and Zoning Commission may discuss or deliberate regarding commercial or financial information received from a business prospect that the City Of Burleson seeks to have locate, stay or expand in or near the City and which the City is conducting economic development negotiations or to deliberate the offer of a financial or other incentive to a business prospect; particularly, discussion with economic development specialist regarding potential economic incentive agreement for development of real property.**

## **Adjourn.**

There being no further business Chair Kason Mobley adjourned the meeting.

**Time – 7:15PM**

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Peggy Fisher  
Administrative Assistant  
Recording Secretary