



**MINUTES
PLANNING & ZONING COMMISSION
JOSHUA CITY HALL - COUNCIL CHAMBERS
JANUARY 06, 2025
6:30 PM**

The Planning & Zoning Commission will hold a meeting in the City Hall Council Chambers, 101 S. Main Street, Joshua, Texas.

Individuals may attend the Joshua Planning & Zoning Meeting in person, access the meeting via videoconference or telephone conference call.

Join Zoom Meeting

<https://us02web.zoom.us/j/82846403363?pwd=WsJKd2XUqLEibNYaxtU4ZWPaAilIyP.1>

Meeting ID: 82846403363 Passcode: 295424

A. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT

Commissioner Gibson announced a quorum and called the meeting to order at 6:30 pm.

B. CITIZENS FORUM

The Planning & Zoning Commission invites citizens to speak on any topic. However, unless the item is specifically noted on this agenda, the Planning & Zoning Commission is required under the Texas Open Meetings Act to limit its response to responding with a statement of specific factual information, reciting the City's existing policy, or directing the person making the inquiry to visit with City Staff about the issue. No Commission deliberation is permitted. Each person will have 3 minutes to speak.

NA

C. REGULAR AGENDA

1. Discuss, consider, and possible action on November 4, 2024, meeting minutes.

Motion made by Commissioner Allred Sr to approve the meeting minutes as presented. Seconded by Commissioner Jenkins.

Voting Yea: Chair Gibson, Commissioner Allred Sr, Commissioner Torrez, Commissioner Purdom, Commissioner Jenkins, Alternate 2 Sales, Commissioner Frazier

2. Public hearing on a request for a zoning change regarding approximately 0.317 acres of land in the W. W. Byers Survey, Abstract Number 29, Lots 1 Thru 4, BLK 18, Original Town of Joshua, County of Johnson, Texas, located at 101 Santa Fe, to change from (R-1) Single Family Residential District to the (R2) Moderate Density Residential District, to allow for a zero lot line single-family detached units on separate lots.

- Staff Presentation
- Owner's Presentation

- Those in Favor
- Those Against
- Owner’s Rebuttal

Commissioner Gibson opened the public hearing at 6:32 pm.

Development Services Maldonado stated that the subject property will need to be replated into three lots. In addition, he stated that the property is zoned (R-1) Single Family Residential District and the purpose of the rezoning is to build three zero-lot line single-family homes in accordance with the R-2 Moderate Density Residential District area regulations of Chapter 14A Zoning Ordinance Section 6.9.4.

Scott Atwood stated that he is one of the owners of the property and thanked the commission for their service. In addition, he stated that the property is similar to recently approved zoning down the street.

Commissioner Gibson closed the public hearing at 6:42 pm.

3. Discuss, consider, and possible action on a request for a zoning change regarding approximately 0.317 acres of land in the W. W. Byers Survey, Abstract Number 29, Lots 1 Thru 4, BLK 18, Original Town of Joshua, County of Johnson, Texas, located at 101 Santa Fe, to change from (R-1) Single Family Residential District to the (R2) Moderate Density Residential District, to allow for a zero lot line single-family detached units on separate lots.

Motion made by Commissioner Purdom to approve the zoning change request as presented. Seconded by Commissioner Jenkins.

Voting Yea: Chair Gibson, Commissioner Allred Sr, Commissioner Torrez, Commissioner Purdom, Commissioner Jenkins, Alternate 2 Sales, Commissioner Frazier

4. Discuss, consider, and possible action on approving a Replat regarding 0.317 acres of land, Lots 1 through 4 Block 18, Original Town of Joshua, in the W. W. Byers Survey, Abstract No. 29, County of Johnson, Texas, locally known as 101 Santa Fe Street, to allow for a zero-lot line single-family detached units on separate lots.

Motion made by Commissioner Purdom to approve a replat regarding 0.17 acres of land as presented. Seconded by Commissioner Jenkins.

Voting Yea: Chair Gibson, Commissioner Allred Sr, Commissioner Torrez, Commissioner Purdom, Commissioner Jenkins, Alternate 2 Sales, Commissioner Frazier

D. ADJOURN

Commissioner Gibson adjourned the meeting at 6:46 pm.

Approved: February 03, 2025

Brent Gibson, Chair

ATTEST:

Alice Holloway, City Secretary