



**MINUTES  
PLANNING & ZONING COMMISSION  
JOSHUA CITY HALL - COUNCIL CHAMBERS  
APRIL 03, 2023  
6:30 PM**

**PRESENT**

Commissioner Brent Gibson  
Commissioner Richard Connally  
Commissioner Billy Jenkins  
Commissioner Julian Torrez  
Commissioner Robert Purdom  
Commissioner Moore  
Commissioner Jason Allred Sr

**STAFF**

Aaron Maldonado, Development Services Director  
Alice Holloway, City Secretary

The Planning & Zoning Commission held a meeting on April 3, 2023, at 6:30 pm 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/85423201599?pwd=WWRzVTkrdGREOWFMLzZoStXTkU4Zz09>

Meeting ID: 85423201599 Passcode: 901346 or dial 3462487799

**A member of the public who would like to submit a question on any item listed on this agenda may do so via the following options:**

**Online:** An online speaker card may be found on the City's website ([cityofjoshuatx.us](http://cityofjoshuatx.us)) on the Agenda/Minutes/Recordings page. Speaker cards received will be read during the meeting in the order received by the City Secretary.

**By phone:** Please call 817/558-7447 ext. 2003 no later than 5:00 pm on the meeting day and provide your name, address, and question. The City Secretary will read your question in the order they are received.

**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.*

1. Eric Humas-stated that he is asking the commission to approve the Joshua Highland Plat as presented.

## **C. REGULAR AGENDA**

1. Discuss, consider, and possible action on meeting minutes of March 06, 2023.

Motion made by Commissioner Connally to approve the meeting minutes of March 06, 2023. Seconded by Commissioner Torrez.

Voting Yea: Chair Gibson, Commissioner Waldrup, Commissioner Torrez, Commissioner Moore, Commissioner Connally, Commissioner Purdom, Commissioner Jenkins

2. Discuss, consider, and possible action on approving a Final Plat regarding 46.040 acres of land known as Lots 1-11, Block 1, Lots 1-24, Block 2, Lots 1-16, Block 3, Lots 1-16, Block 4, Lots 1-14, Block 5, Lots 1-16, Block 6, Lots 1-15, Block 7, Lot 1U, Lot 2X, Lots 3-7, Lot 8X, Lots 9-11, Lot 12X, Lots 13-29, Block 8, Lot 1X, Block 9, Joshua Highlands Addition, in the Eli M. Thomason Survey, Abstract No. 827, County of Johnson, Texas, located at 1200 CR 909 to allow for the construction of a residential subdivision.

Development Services Maldonado read the following statement:

The approximate 46.040 acres of land has never been platted and has been zoned and used for Agriculture with a single-family residence located on the property. City Council approved the request to rezone the property as a Planned Development District on May 20, 2021. A Preliminary Plat was approved by the Planning & Zoning Commission on February 7, 2022.

This property is zoned Planned Development District (PD). Analysis: The proposed development of this property is to allow for the construction of a residential subdivision containing 137 single-family residential lots, and 4 open space lots.

Water is provided by Johnson County Special Utility District. A letter of final approval has been submitted.

Right-of-Way dedications are being dedicated with this plat.

Motion made by Commissioner Moore to approve the Final Plat regarding 46.040 acres of land located at 1200 CR 909. Seconded by Commissioner Torrez.

Voting Yea: Chair Gibson, Commissioner Waldrup, Commissioner Torrez, Commissioner Moore, Commissioner Connally, Commissioner Purdom, Commissioner Jenkins

3. Discuss, consider, and possible action on approving a Replat regarding 9.944 acres of land known as Lot 1R & 2, Block 1, Good Legacy Ranch, George Casseland Survey, Abstract No. 173, City of Joshua, Johnson County, Texas located at 6028 County Road 1023 for the future construction of a residential home.

Development Services Director Maldonado read the following statement:

The subject property was platted in 2021. This property is zoned (A) Agricultural District. The plat is converting one tract into two platted lots for the construction of a residential home. Water is provided by Johnson County Special Utility District. A letter of final approval has been submitted.

Motion made by Commissioner Jenkins to approve a Replat regarding 9.944 acres of land located at 6028 County Road 1023. Seconded by Commissioner Purdom.

Voting Yea: Chair Gibson, Commissioner Waldrup, Commissioner Torrez, Commissioner Moore, Commissioner Connally, Commissioner Purdom, Commissioner Jenkins

D. Commissioner Gibson adjourned the meeting at 6:41 pm.

Approved: May 1, 2023

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Brent Gibson, Chair Planning & Zoning

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Alice Holloway, City Secretary