

PLANNING & ZONING COMMISSION

MEETING MINUTES

JANUARY 09, 2023, 7:00 PM



PLANNING & ZONING COMMISSION REGULAR MEETING

HISTORIC CHURCH BUILDING - 403 N 7TH STREET, SANGER, TEXAS

CALL THE REGULAR MEETING TO ORDER AND ESTABLISH A QUORUM

There being a quorum Phillip Surles called the Planning and Zoning meeting to order at 7:03 P.M.

BOARD MEMBERS PRESENT

Commissioner, Place 3	Jackie Turner
Commissioner, Place 4	Allen McAlister
Commissioner, Place 5	Matt Fuller
Commissioner, Place 6	Jason Miller
Commissioner, Place 7	Phillip Surles

BOARD MEMBERS ABSENT

Commissioner, Place 1	Shane Stone
Commissioner, Place 2	Sally Amendola

STAFF MEMBERS PRESENT:

Secretary Stefani Dodson

CITIZENS COMMENTS

No citizens came forward to speak.

CONSENT AGENDA

PUBLIC HEARING ITEMS

1. Conduct a public hearing on a zoning change from (B-1) Business 1 to (SF-10) Single Family 10 for approximately 0.5877 acres of land, described as MARY H SHIRLEY LOT 7, generally located on the southwest corner of 2nd Street and Church Street.

Commissioner Surles opened the public hearing at 7:04 P.M.

Stefani Dodson goes over the staff report. She explains that this zoning change goes with the current zoning in that area. Staff recommends approval.

Steve Hollingsworth speaks to the board and explains he is not wanting a business to go on the property. He also is not wanting apartments.

Karen Metker asked general questions about the zoning change.

Secretary Dodson explains the owner is wanting to build a single-family home on the property.

Commissioner Surles closed the public hearing at 7:07 P.M.

ACTION ITEMS

2. Consideration and possible action on a zoning change from (B-1) Business 1 to (SF-10) Single Family 10 for approximately 0.5877 acres of land, described as MARY H SHIRLEY LOT 7, generally located on the southwest corner of 2nd Street and Church Street.

Commissioner Surles makes a motion to approve the zoning change.
Commissioner McAlister seconded the motion.

Voting Yea: Commissioner Turner, Commissioner Fuller, and Commissioner Miller. The motion passes unanimously.

3. Consideration and possible action on the Minor Plat of the Mo Addition, being 38.16 acres, located in the City of Sanger's ETJ, and generally located on the south side of FM 455 approximately 1961 feet west of Creekview Road.

Stefani Dodson goes over the staff report for the Mo Addition.

Matt Fuller brings up multiple lots are landlocked and have no access to the roadway.

Commissioner Fuller makes a motion for denial.
Commissioner Surles seconded the motion.

Voting Yea: Commissioner Turner, Commissioner McAlister

Voting Nea: Commissioner Miller. Motion for denial passes with a 4-1 vote.

4. Consideration and possible action on the Final Plat of the Sanger Storage Addition, being 9.325 acres, located in the City of Sanger, and generally located on the west side of Stemmons Road approximately 192 feet south of Duck Creek Road.

Stefani Dodson goes over the staff report. Staff recommends approval with the condition all comments are met by City Council meeting.

Commissioner Fuller makes a motion to approve the final plat.
Commissioner Turner seconded the motion.

Voting Yea: Commissioner McAlister, Commissioner Surles, and Commissioner Miller.
The motion passes unanimously.

5. Consideration and possible action on the Preliminary Plat of STC Phase 2, being 119.199 acres, located in the City of Sanger, and generally located on the west side of Sanger Circle Addition and west of Montecristo Lane and Bridle Path Lane.

Stefani Dodson goes over the staff report.

The board has a brief discussion about the access points for the new plat.

Commissioner Surles makes a motion for approval.
Commissioner Turner seconded the motion.

Voting Yea: Commissioner McAlister.

Voting Nea: Commissioner Fuller, and Commissioner Miller. Motion passes with a 3-2 vote.

FUTURE AGENDA ITEMS

No items were discussed.

ADJOURN

There being no further items Phillip Surles adjourns the meeting at 7:21 P.M.