

## PLANNING & ZONING COMMISSION

The Planning & Zoning Commission met in regular session on Tuesday, March 8, 2022 in council chambers in City Hall at 5:30 p.m.

**CALL TO ORDER:** Meeting was called to order by Vice-Chairman Julie Garza in the absence of Chairman Chris Lundstrom.

**PRESENT:** Vice-Chairman Julie Garza, Commissioner Mindy Yendrey, Commissioner Timothy Gonzales, Commissioner Elizabeth Sommerfield and Commissioner Delia Tomanek were present. Commissioner Tyler Sample and Commissioner Leighton Smith were absent. City Manager Gary Broz and Permit Tech Sonya Robinson were also present. Mr. Broz recorded minutes.

### **APPROVE MINUTES OF THE PLANNING & ZONING COMMISSION MEETING HELD JANUARY 11, 2022:**

Commissioner Yendrey made the motion to approve minutes of the Planning & Zoning Commission meeting held January 11, 2022. Commissioner Timothy Gonzales seconded the motion, All voted AYE. Motion carried.

**VISITORS:** Matt Riehs, Robert Foley

### **HEARING OF VISITORS:**

*“At this time, comments will be heard from the audience on any subject matter that is not on the agenda. In accordance, with the Open Meeting Act, the Board may not discuss or take action on any item which has not been posted on the agenda.” Please limit two (2) minutes.*

There were no comments.

### **DISCUSS AND TAKE APPROPRIATE ACTION TO CONSIDER AN APPLICATION FOR A SPECIFIC USE PERMIT FOR A MANUFACTURED HOME COMMUNITY BY MATT RIEHS. PROPERTY LOCATED AT 1128 MARTIN LUTHER KING DRIVE, EDNA, TEXAS. LEGAL DESCRIPTION: A5085 WILLIAMS, JOB, ACRES 12.5:**

It was noted that fifteen (15) letters were mailed to adjacent property owners: 3 protests were received, 0 approvals were received. Each of the protest expressed their concerns about the area flooding, each noted that the area already has drainage issues and with additional homes flooding will increase. Mr. Foley stated the flooding occurs when it rains on the Third and Fourth Street; by adding dirt and homes he fears additional flooding will have water coming into his home. Commissioner Yendrey also stated that when it rains, she has flooding due to drainage issues around her neighborhood. Commissioner Gonzales also noted drainage issues. Mr. Riehs did not agree and stated there would not be any additional drainage issues due to the proposed manufactured home community. Riehs noted there were forty-one (41) lots available in the manufactured home community.

### **APPROVE OR DISAPPROVE THE APPLICATION FOR A SPECIFIC USE PERMIT FOR A MANUFACTURED HOME COMMUNITY AT 1128 LUTHER KING DRIVE, EDNA, TEXAS:**

Commissioner Gonzales made the motion to disapprove the application for a Specific Use Permit for a Manufactured Home Community. Commissioner Yendrey seconded the motion. All voted to disapprove the request. Motion carried,

### **ADJOURN:**

Commissioner Sommerfield made the motion to adjourn the meeting. Commissioner Tomanek seconded the motion. All voted AYE. Motion carried.

APPROVED: \_\_\_\_\_  
Julie Garza, Vice-Chairman

ATTEST: \_\_\_\_\_  
Becky Miska, City Secretary

