



# CITY OF MANSFIELD

1200 E. Broad St.  
Mansfield, TX 76063  
mansfieldtexas.gov

## Meeting Minutes - Draft

### Planning and Zoning Commission

---

Monday, April 6, 2020

6:00 PM

City Hall Council Chambers

---

**Citizen comments for this meeting may be submitted by email through the city's website at [www.mansfieldtexas.gov/Planning](http://www.mansfieldtexas.gov/Planning). All comments must be received by 12:00 noon, Friday, April 3, 2020, for presentation to the Commissioners during the meeting.**

#### 1. CALL TO ORDER

*Chairman Wilshire called the meeting to order at 6:00 p.m. in the Council Chambers of City Hall, 1200 East Broad Street, with the meeting being open to the public and notice of said meeting, giving date, place, and subject thereof, having been posted as prescribed by Chapter 551, Texas Government Code.*

*Staff Present:*

*Matt Jones, Director of Planning*

*Andrew Bogda, Planner I*

*Delia Jones, Planning & Zoning Secretary*

**Commissioners:**

**Absent** 2 - Anne Weydeck and Bob Klenzendorf

**Present** 4 - Wayne Wilshire; Blake Axen; Kent Knight and Stephen Groll

#### 2. RECESS INTO EXECUTIVE SESSION

*The Commission did not recess into Executive Session.*

#### 3. APPROVAL OF MINUTES

[20-3517](#)

Minutes - Approval of the March 16, 2020 Planning and Zoning Commission Meeting Minutes

**Chairman Wilshire called for approval of the March 16, 2020, minutes.**

**Commissioner Groll made a motion to approve the minutes. Vice-Chairman Knight seconded the motion which carried by the following vote:**

**Aye:** 4 - Wayne Wilshire; Blake Axen; Kent Knight and Stephen Groll

**Nay:** 0

**Absent:** 2 - Anne Weydeck and Bob Klenzendorf

**Abstain:** 0

**4. CITIZENS COMMENTS**

*None.*

**5. CONSENT AGENDA****20-3520**

SD#17-060: Final Plat of Dove Chase Phase 2 on 45.136 acres by Goodwin & Marshall Inc., engineer; First Texas Homes, owner/developer; and Bloomfield Homes, owner/developer

*Commissioner Axen had questions regarding the private drainage easement for Lots 88-92. Mr. Jones stated that the drainage easement will be maintained by the HOA. Commissioner Axen also had questions regarding the number of homes that are on the radius of an existing gas pad site and how many wells are permitted on this site. Mr. Jones stated that four homes are allowed and distances are shown on the plat.*

**After discussion, Commissioner Groll made a motion to approve the plat. Commissioner Groll seconded the motion which carried by the following vote:**

**Aye:** 3 - Wayne Wilshire; Kent Knight and Stephen Groll

**Nay:** 0

**Absent:** 2 - Anne Weydeck and Bob Klenzendorf

**Abstain:** 1 - Blake Axen

**20-3521**

SD#20-014: Preliminary Plat of Mansfield 360 MF Addition; John Allums of Capstar Real Estate Advisors on behalf of Charles Sweeney of Sweeney C D, et. al.

*At the request of Commissioner Axen, Chairman Wilshire removed the plat from the consent agenda for discussion.*

*Commissioner Axen stated that continued discussion with TxDOT regarding Emily Lane access for Fire Station #3 is imperative for this area.*

**Commissioner Axen made a motion to approve the plat with his comments. Vice-Chairman Knight seconded the motion which carried by the following vote:**

**Aye:** 4 - Wayne Wilshire; Blake Axen; Kent Knight and Stephen Groll

**Nay:** 0

**Absent:** 2 - Anne Weydeck and Bob Klenzendorf

**Abstain:** 0

**6. PUBLIC HEARINGS****20-3522**

SD#20-013: Public hearing on a replat to create Lots 1R2R, 1R3, 1R4, 1R5, and 1R6, Block 1, New Intermediate School South Addition; Kris Ramji of Neighborhood Shops by Slate, LLC on behalf of Rajesh Gogia

of OSK Investments, LLC

*Chairman Wilshire opened the public hearing and called for anyone wishing to speak to come forward. Seeing no one come forward to speak, Chairman Wilshire closed the public hearing.*

*Chairman Wilshire had a question regarding entry and right-of-way access. Mr. Jones stated that the plat will meet all of the required Reserve PD regulations.*

**Commissioner Axen made a motion to approve the replat. Vice-Chairman Knight seconded the motion which carried by the following vote:**

**Aye:** 4 - Wayne Wilshire; Blake Axen; Kent Knight and Stephen Groll

**Nay:** 0

**Absent:** 2 - Anne Weydeck and Bob Klenzendorf

**Abstain:** 0

## **7. COMMISSION ANNOUNCEMENTS**

*Commissioner Groll asked about the next meeting being a Zoom conference. Mr. Jones stated that Staff is looking into the best approach for that meeting at this time and he will let them know.*

## **8. STAFF ANNOUNCEMENTS**

*None.*

## **9. ADJOURNMENT OF MEETING**

**Vice-Chairman Knight made a motion to adjourn the meeting. Chairman Wilshire seconded the motion which carried by the following vote:**

**Aye:** 4 - Wayne Wilshire; Blake Axen; Kent Knight and Stephen Groll

**Nay:** 0

**Absent:** 2 - Anne Weydeck and Bob Klenzendorf

**Abstain:** 0