

**PLANNING & ZONING COMMISSION MEETING  
CITY OF MANSFIELD**

**December 5, 2016**

Chairman Wilshire called the meeting to order at 6:30 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.

**Present:**

Wayne Wilshire	Chairman
Cory Smithee	Vice-Chairman
Mel Neuman	Commissioner
Larry Hudson	Commissioner
Preston Horn	Commissioner
Gary Mills	Commissioner

**Absent:**

Kent Knight	Commissioner
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**Staff:**

Lisa Sudbury	Assistant Director of Planning
Art Wright	Planner
Shirley Emerson	Planner
Delia Jones	P&Z Secretary
Clay Cawood	Fire Marshal

**Call to Order**

Chairman Wilshire called the meeting to order at 6:30 p.m.

**Minutes**

Chairman Wilshire called for approval of the November 21, 2016, minutes. Vice-Chairman Smithee made a motion to approve the minutes as presented. Commissioner Hudson seconded the motion, which carried by the following vote:

**Ayes: 6** – Wilshire, Smithee, Neuman, Hudson, Horn and Mills

**Nays: 0**

**Abstain: 0**

**Citizen Comments**

None

**Consent Agenda**

**SD#16-043: Final Plat of Lot 1, Block 1, Methodist Hospital of Dallas Addition**

Commissioner Hudson made a motion to approve the plat. Vice-Chairman Smithee seconded the motion, which carried by the following vote:

**Ayes: 6** – Wilshire, Smithee, Neuman, Hudson, Horn and Mills

**Nays: 0**

**Abstain: 0**

**ZC#16-017: Continued public hearing for zoning change from PR to PD for single-family residential by Skorburg Company on approximately 15.46 acres, generally located south of the southeast corner of N. Matlock Road and E. Debbie Lane**

Noah Flabiano, representing the applicant, gave a power point presentation, brief overview of the request and was available to answer questions. Adam Buczek was also available to answer questions

Chairman Wilshire opened the public hearing and called for anyone wishing to speak to come forward.

Mary Holland and Jeremy Holland registered in support of the request

Seeing no one come forward to speak, Chairman Wilshire closed the public hearing.

After discussion, Vice-Chairman Smithee made a motion to approve the request with the following recommendations; 1) revise note 3 to read: Development will comply with the landscape requirements of Section 7300; 2) revise note 4 to read: Development will comply with Section 4600D; 3) add note 10: Fences will be shown on the plot plan at time of building permit; 4) revise Deviation number 1 to read: At least 10 homes will have J-swing garages; 5) attach exhibits to the development plan that show the homes from Colby Crossing as an example of the homes that will be built in Cypress Crossing, also attach the pictures of the entry features at Colby and others shown in the slide show; 6) add 4 lights to the plan view of the landscape plan; 7) add the trees to the open space lots per the slide in the presentation showing what you intend to do with the open space lots. Commissioner Neuman seconded the motion, which carried by the following vote:

**Ayes: 6** – Wilshire, Smithee, Neuman, Hudson, Horn and Mills

**Nays: 0**

**Abstain: 0**

### **Commission Announcements**

None

### **Staff Announcements**

Ms. Sudbury stated that the Salvation Army Mayor's Red Kettle Challenge will be on December 17<sup>th</sup> and anyone wishing to contribute will be greatly appreciated.

### **Adjournment**

Commissioner Hudson made a motion to adjourn the meeting. Vice-Chairman Smithee seconded the motion which carried by the following vote:

**Ayes: 6** – Wilshire, Smithee, Neuman, Hudson, Horn and Mills

**Nays: 0**

**Abstain: 0**

With no further business, Chairman Wilshire adjourned the meeting at 7:10 p.m.

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Wayne Wilshire, Chairman

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Delia Jones, Planning & Zoning Secretary