

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

July 15, 2019

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
Kent Knight	Commissioner
Robert Klenzendorf	Commissioner
Anne Weydeck	Commissioner

Absent:

Andrew Papp	Commissioner
Tamera Bounds	Commissioner

Staff:

Lisa Sudbury	Interim Director of Planning
Shirley Emerson	Planner
Andrew Bogda	Planner
Delia Jones	Planning & Zoning Secretary
Clay Cawood	Fire Marshal
Joe Smolinski	Deputy City Manager

Call to Order

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

Minutes

Chairman Wilshire called for approval of the June 17, 2019, minutes. Commissioner Klenzendorf made a motion to approve the minutes. Vice-Chairman Smithee seconded the motion which carried by the following vote:

Ayes: 4 – Wilshire, Smithee, Klenzendorf and Weydeck
Nays: 0
Abstain: 1 – Knight

Citizen Comments

None

Consent Agenda

SD#19-019: Final Plat of Lot 1, Block 1, Korenek Addition

SD#19-024: Final Plat of Lot 1, Block 1, 75 Regency Addition

SD#19-027: Preliminary Plat of Lots 1, 2 and 3, Block 1, Stadium Plaza Addition

Commissioner Klenzendorf made a motion to approve the plats as presented. Commissioner Weydeck seconded the motion which carried by the following vote:

Ayes: 5 – Wilshire, Smithee, Knight, Klenzendorf and Weydeck
Nays: 0
Abstain: 0

Public Hearings:

SD#19-028: Public Hearing on a replat to create Lots 7R1 and 7R2, Block 1, Shady Valley Duplexes

Andrew Bogda, gave the Staff presentation, power point presentation, overview of the request and was available for questions. Ben Hartman, the applicant, continued the power point presentation, overview of the request and was available for questions.

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

Ken Bray stated that he owns several duplexes in Mansfield and would appreciate being informed of any changes that might affect his properties.

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

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

Ayes: 5 – Wilshire, Smithee, Knight, Klenzendorf and Weydeck

Nays: 0

Abstain: 0

ZC#19-008: Public hearing for a change of zoning from SF-7.5/12, Single-Family Residential District to PD, Planned Development District for Single-Family Residential uses on approximately 0.475 acres being a portion of Lot 6, Block 2 of the Original Town of Britton, generally located at 924 Cope Street

Andrew Bogda, gave the Staff presentation, power point presentation and was available for questions. Ben Hartman, the applicant, continued the power point presentation, overview of the request and was available for questions.

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.

After discussion regarding preservation of trees, lot depth, reduced setbacks and lot area, Vice-Chairman Smithee made a motion to recommend approval with the condition that the number of lots in this development be reduced from three to two, with minimum lot areas that more closely resemble the base zoning district. Commissioner Klenzendorf seconded the motion which carried by the following vote:

Ayes: 3 – Wilshire, Smithee and Klenzendorf

Nays: 2 – Knight and Weydeck

Abstain: 0

Commissioner Announcements

None

Staff Announcements

None

Adjournment

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

Ayes: 5 – Wilshire, Smithee, Knight, Klenzendorf and Weydeck

Nays: 0

Abstain: 0

With no further business, Chairman Wilshire adjourned the meeting at 7:19 p.m.

Wayne Wilshire, Chairman

Delia Jones, Planning & Zoning Secretary