

**CITY OF KERRVILLE, TEXAS
PLANNING AND ZONING COMMISSION**

May 1, 2014

MEMBERS PRESENT:

David Watterson, Chair
Garrett Harmon, Commissioner
Bruce Motheral, Commissioner
Doyle Malone, Alternate
Bob Waller, Vice-Chair
Rustin Zuber, Alternate

MEMBERS ABSENT:

Bill Morgan, Commissioner

COUNCIL LIASON:

Justin MacDonald (present)

STAFF PRESENT:

Jason Lutz, Senior Planner
Dorothy Miller, Recording Secretary

CALL TO ORDER:

On May 1, 2014, the Kerrville Planning and Zoning Commission regular meeting was called to order at 4:30 p.m. in the City Hall Council Chambers, 701 Main Street.

1. VISITORS/CITIZENS FORUM:

No one spoke.

2. CONSENT AGENDA:

All items listed below in the consent agenda are considered routine or ministerial in nature and will be enacted with one motion. There will be no separate discussion of items unless a Commissioner or citizen so requests; in which case the item(s) will be removed from the consent agenda and considered separately.

2A. Approval of the minutes from the April 17, 2014 meeting.

Comr. Harmon moved to approve the minutes as presented; motion was seconded by Comr. Malone and passed 5-0.

3. CONSIDERATION AND ACTION:

3A. Final Plat – Consideration and action concerning a final plat for an approximate 4.60 acre tract of land, establishing 17 Lots of Phase 6, Block 1, of the Comanche Trace Subdivision. (Planning File 2014-009)

Mr. Lutz presented the findings of fact and asked Commissioners to render a decision.

Comr. Watterson opened the floor for comments at 4:35 p.m. Comr. Harmon asked questions regarding the unused sewer being capped off and asked that warnings be given regarding this.

Hearing no one else speak, Comr. Watterson closed the floor at 4:40 p.m.

Cmr. Waller moved to approve the final plat with conditions as presented; motion was seconded by Cmr. Harmon and passed 5-0.

4. PUBLIC HEARING AND ACTION:

4A. Subdivision Ordinance Amendments - Public hearing, consideration, and action concerning an ordinance amending article 10-IV-1 of the City of Kerrville's Subdivision Ordinance, known as the City's "Subdivision Regulations", by amending Section 10-IV-1(B)(2) of the ordinance to exempt land controlled, administered, or under the jurisdiction of a federal agency from plat requirements. (File No. 2014-010)

Mr. Lutz presented the findings of fact and asked Commissioners to render a decision.

Cmr. Watterson opened the public hearing at 4:42 p.m. Cmr. Motheral asked is a recorded plat still need to be filed in the event plat requirements were exempt. Mr. Lutz stated he would have to look into the matter further.

Councilmember MacDonald asked what other properties would be exempt. My Lutz stated any property at the Kerrville Airport, any property dedicated for rights-of-way, any property conveyed to adjacent landowners, prop greater than 5 acres, has access and requires no dedication of public improvements, any property subdivided prior to 2012 that has been served by utilities and requires no further public improvements.

Cmr. Malone asked if the property is sold, does it refer back. Mr Lutz stated as long as it's not exempted in any of the other criteria listed.

Hearing no one speak, Cmr. Watterson closed the floor at 4:43 p.m.

Cmr. Harmon moved to deny the subdivision ordinance amendments as presented; motion was seconded by Cmr. Motheral and passed 5-0.

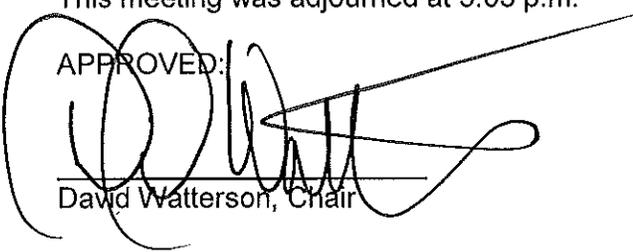
5. STAFF REPORTS:

5A. Report concerning future agenda items.

6. ADJOURNMENT

This meeting was adjourned at 5:03 p.m.

APPROVED:


David Watterson, Chair


Dorothy Miller, Recording Secretary

5/15/14
Date Minutes Approved