



CITY OF
MANOR
EST.  1872
TEXAS

MANOR PLANNING & ZONING
COMMISSION MEETING

MINUTES

105 E. EGGLESTON STREET
MANOR, TEXAS 78653
APRIL 13, 2016 · 6:30 P.M.

MARY ANN PARKER – CHAIR (P)
CHARLES RUSSELL JR – COMMISSIONER (P)
ADRIANA ROJAS – COMMISSIONER (P)
WILLIAM MYERS – COMMISSIONER (P)

ZINDIA PIERSON – VICE CHAIR (P)
LIAN STUTSMAN – COMMISSIONER (P)
RAUL HERNANDEZ – COMMISSIONER (A)

CALL TO ORDER AND ANNOUNCE A QUORUM IS PRESENT

CHAIRPERSON PARKER ANNOUNCED A QUORUM AND CALLED THE MEETING TO ORDER AT 6:35 PM

CONSENT AGENDA:

1. APPROVE MINUTES:

MARCH 9, 2015

MOTION TO APPROVE THE MARCH 9TH MINUTES BY COMMISSIONER MYERS, SECONDED BY COMMISSIONER PIERSON. 5 – 0 TO APPROVE.

2.

- A. DISCUSSION AND POSSIBLE ACTION TO APPROVE A FINAL PLAT FOR SHADOWGLEN PHASE 2, SECTION 20, SEVENTY TWO (72) SINGLE FAMILY LOTS ON 11 ACRES MORE OR LESS, LOCATED ON SHADOWGLEN TRACE MANOR, TX. APPLICANT: KIT PERKINS – AECOM. OWNER: SG LAND HOLDINGS, LLC. STAFF: SCOTT DUNLOP**
- B. DISCUSSION AND POSSIBLE ACTION TO APPROVE A PRELIMINARY PLAN FOR STONEWATER NORTH REVISED PHASES 1–5, TWO HUNDRED THIRTY ONE (231) SINGLE FAMILY LOTS ON 69 ACRES MORE OR LESS, LOCATED ON FM 973 AND TOWER RD. MANOR, TX. AGENT: DOUCET AND ASSOCIATES. OWNER: CONTINENTAL HOMES OF TEXAS. STAFF: SCOTT DUNLOP**
- C. DISCUSSION AND POSSIBLE ACTION TO APPROVE A FINAL PLAT FOR STONEWATER PHASE 8, SEVENTY SEVEN (77) SINGLE FAMILY LOTS ON 13 ACRES MORE OR LESS, LOCATED FM 973 AND TOWER ROAD, MANOR, TX. APPLICANT: DOUCET AND ASSOCIATES. OWNER: CONTINENTAL HOMES OF TEXAS. STAFF: SCOTT DUNLOP**
- D. DISCUSSION AND POSSIBLE RECOMMENDATION UPON A REZONING FOR 146 ACRES AT THE SE CORNER OF FM 973 AND BRENHAM STREET, PORTIONS OF THE CALVIN BAKER SURVEY NO. 38, JAMES MANOR SURVEY NO. 39 AND 40, JAMES H. MANNING SURVEY NO. 37; FROM SINGLE FAMILY RESIDENTIAL (R-1) DISTRICT ZONING TO PLANNED UNIT DEVELOPMENT (PUD) DISTRICT ZONING. APPLICANT: KIMLEY-HORN ASSOCIATES. OWNER: 706 DEVELOPMENT CORP. STAFF: SCOTT DUNLOP**

MOTION TO MOVE AGENDA ITEM 2D TO REGULAR AGENDA BY COMMISSIONER PIERSON, SECONDED BY COMMISSIONER STUTSMAN. 5 – 0 TO MOVE.

MOTION TO APPROVE THE PRELIMINARY PUD SITE PLAN WITH CONDITIONS THAT MINOR ARTERIAL CONNECTION IS REMOVED AND USES IN LOT A8 ARE SWITCHED WITH USES IN LOT A9 ON THE FINAL PUD SITE PLAN BY COMMISSIONER PIERSON, SECONDED BY COMMISSIONER MYERS. 6-0 TO APPROVE WITH CONDITIONS.

- E.** DISCUSSION AND POSSIBLE RECOMMENDATION UPON A CONCEPT PLAN FOR LAGOS MASTER PLANNED COMMUNITY; 146 ACRES AT THE SE CORNER OF FM 973 AND BRENHAM STREET, PORTIONS OF THE CALVIN BAKER SURVEY NO. 38, JAMES MANOR SURVEY NO. 39 AND 40, JAMES H. MANNING SURVEY NO. 37. APPLICANT: KIMLEY-HORN ASSOCIATES. OWNER: 706 DEVELOPMENT CORP. STAFF: SCOTT DUNLOP

MOTION TO POSTPONE CONSENT AGENDA ITEMS 2A, 2B, 2C, AND 2E TO THE MAY 11TH MEETING BY COMMISSIONER PIERSON, SECONDED BY COMMISSIONER ROJAS. 6 – 0 TO POSTPONE.

REGULAR AGENDA:

- 3.** DISCUSSION OF PLANNING AND ZONING COMMISSIONER PLACE NUMBERS, TERM LIMITS, AND OPEN MEETINGS REQUIREMENTS

NO ACTION TAKEN

- 4.** DISCUSSION AND POSSIBLE ACTION TO APPROVE A SHORT FORM FINAL PLAT, 1 COMMERCIAL LOT ON 1.023 ACRES MORE OR LESS, LOCATED ON US HWY 290 AND FM 973 MANOR, TX. AGENT: ANTHONY ENNIS – JACOBS ENGINEERING. OWNER: GERALDINE TIMMERMANN. STAFF: SCOTT DUNLOP

MOTION TO APPROVE BY COMMISSIONER STUTSMAN, SECONDED BY COMMISSIONER ROJAS. 6 – 0 TO APPROVE.

- 5.** ADJOURN

MOTION TO ADJOURN BY COMMISSIONER PIERSON, SECONDED BY COMMISSIONER MYERS. 6 – 0 TO ADJOURN.



MARY ANN PARKER

CHAIRPERSON