

PLANNING AND ZONING
NOVEMBER 5, 2019
MINUTES

Call to order

Roll call – Brian Riewe, Nancy Catherman and Judy Smith, James Nolan were present. Not present Caroline Noya.

Also present – Jennifer Lynch, Jack Page, Robert Tamble and Shawn Hernandez.

Approval of minutes –Minutes approved from the October 15, 2019 meeting.

Public Hearing- Discussion and action on a front and side yard setback variance at 300 Lynch St. Burlson addition block 43 lot 6 Owner- Smithville Community Clinic: Janice Bruno spoke about needing more room to provide another Doctor and Practitioner and to extend hours. Janice said they would like to add a 16x40 building on the lot. No one signed up to speak for or against the variance. Brian had some concerns about how much it comes out in the corner to create a line of sight hazard at the intersection. Janice said she had it staked off and it looks good and not obstructed. Judy said she went out and looked and could see down the street. Judy said having determined the factors of the criteria set forth have been met per code made a motion to approve the front and side yard variance to allow a variance of 13'.25" on Lynch and 17'.5" on MLK. James seconded and the vote was:

For: James, Judy Brian

Opposed: Nancy

Public Hearing- Discussion and action on zone change from SF-1 to CBD at 505 Main St. Burlson addition block 5 lot 6 Owner- Michael and Sandra Hightower: Mike Hightower said he wanted to put his real-estate office at this location and maybe later have a B&B and retail. No one signed up to speak for or against this item. Nancy made a motion to approve the zone change from SF-1 to CBD. Judy seconded and the vote was:

For: Judy, Nancy, James

Opposed: Brian

Public Hearing- Discussion and action on a side yard setback variance at 603 Hudgins Burlson addition block 12 lot 7 Owner -Mark and Kathleen Wilkerson: Mark explained that he would like to build a carport to cover his Airstream RV on a concrete slab that already exists. He said it would not take away the appearance of the property. He has the RV stored at another location now and it is an expense that he would like to eliminate. He would rather it be stored at his home. No one signed up to speak for or against the variance. Mark provided letters from his neighbors stating they had no problem with the variance. Nancy said it would set a precedence. Brian asked what is the special circumstance? Mark said it would make the buildings uneven he

would like to keep the look uniform. Judy said having determined the factors of the criteria set forth have been met per code made a motion to approve the variance to build on the lot line.

James seconded and the vote was:

For: James and Judy

Opposed: Brian and Nancy

Adjourn 6:53

Approved: _____

