

**MINUTES OF A REGULAR MEETING AND PUBLIC HEARING
OF THE CITY OF SAGINAW
PLANNING AND ZONING COMMISSION
HELD AT THE CITY OF SAGINAW CITY HALL
333 WEST MCCLEROY BOULEVARD
NOVEMBER 12, 2019**

Present at the Meeting:

Chairman	Place No. 3	Matthew Lewis
Vice Chairman	Place No. 1	Kenneth Haney
Member	Place No. 2	William Barngrover
Member	Place No. 5	Jason LaBruyere
Alternate Member	Alt. No. 2	Randy Villarreal
Director Public Works		Rick Trice
City Attorney		Alicia Kreh
Recording Secretary		Mary Ragle

Absent from the Meeting:

Member	Place No. 4	Malinda Julien
Alternate Member	Alt No. 1	John Peet

Visitors at the Meeting:

Clay Cristy

(1) Call to Order

Chairman Lewis called the meeting to order at 6:00 p.m.

(2) Roll Call to Establish Quorum

Chairman Lewis called roll. The quorum will consist of Chairman Lewis, Vice Chairman Haney, Members Barngrover, LaBruyere, Alternate Member Villarreal

(3) Audience participation

Item bypassed.

(4) Approval of Minutes

The minutes of a regular meeting and public hearing on October 8, 2019 were presented for approval. A motion was made by Member LaBruyere with a second by Member Barngrover to approve the minutes for October 8, 2019 as presented. Motion carried unanimously.

For: Chairman Lewis, Vice Chairman Haney
Members Barngrover, LaBruyere, Alternate Member Villarreal

Against: None

Absent Member Julien, Alternate Member John Peet

(5) PZ 1119-01 PUBLIC HEARING

Consideration And Action Regarding Approval Of A Request Of A Specific Use Permit To Allow A Daycare Facility On Lot 30, Block 2, Saginaw Springs Addition, (912 North Old Decatur Road) On The Northeast Corner Of North Old Decatur Road And W. J. Boaz Road In Saginaw

Chairman Lewis opened the Public Hearing at 6:03 p.m.

Director of Public Works Rick Trice reviewed the information included in the members' packets for this item explaining that many of the outstanding comments noted in the packets have been addressed and the members had copies of the revised site plan and response letter. He advised that an asphalt passing lane had been added on the south side of Boaz to allow east bound traffic to go around vehicles waiting to turn left off of Boaz. DPW Trice said the only major comment was to address the drainage and that the other comments were minor. He advised that the commission could still recommend approval contingent on all comments being addressed satisfactorily before the City Council meeting.

Clay Cristy, with ClayMoore Engineering, informed the Commission that The Learning Center is a nationwide company but the owner and operator of this location would be local. He said the age of children will be from infant to school age. He also advised that they are working on the drainage study and will comply with requirements.

Vice Chairman Haney had questions and expressed concerns regarding drainage, parking, traffic and access onto and off of Old Decatur Road. He said he thought that lack of adequate parking and additional traffic for special events at the daycare would pose a safety hazard.

Member Barngrover expressed concerns regarding inadequate parking for a daycare and increased traffic.

Chairman Lewis advised that he is also concerned with the parking as approximately half of the proposed parking would be used by employees. He said that he was also concerned with the number of outstanding comments that have not been fully addressed.

There was a discussion regarding the 13 conditions that the commission must find existing before recommending approval with the proposed plan.

DPW Trice stated that in addition to the comments already given to the applicant that an 8' screening fence would be required.

Mr. Cristy stated that the developer will meet city requirements.

Chairman Lewis asked if there were any more comments. There were none.

Chairman Lewis closed the public hearing at 6:35 p.m.

A motion was made by Vice Chairman Haney with a second by Member Barngrover to recommend that the city council deny the request for a specific use permit (SUP) to be allowed to construct and operate a daycare facility at 912 North Old Decatur Road. Motion carried.

For: Chairman Lewis, Vice Chairman Haney
 Member Barngrover

Against: Members LaBruyere, Alternate Member Villarreal

Absent Member Julien, Alternate Member, John Peet

(6) PZ 1119-02 PUBLIC HEARING

Consideration And Action Regarding Master Thoroughfare Plan (MTP) Amendments For W. J. Boaz Road Changing The Designation From A Minor Arterial (M4U) To A Minor Arterial (M3U) From Old Decatur Road To Saginaw Boulevard (Bus. 287) And Changing West McLeroy Boulevard From A Minor Arterial (M4D) To A Collector (C) From Knowles Drive To Saginaw Boulevard (Bus. 287)

Chairman Lewis opened the public hearing at 6:36 p.m.

DPW Trice reviewed the information included in the members' packets and explained why this amendment to the Master Thoroughfare Plan is being considered. He advised that these suggested changes resulted from deliberations for the bond package being prepared to present to the voters.

Chairman Lewis asked if there were any additional questions more comments. There were none

Chairman Lewis closed the public hearing at 6:42 p.m.

A motion was made by Member Barngrover with a second by Member LaBruyere to recommend that the city council approve the amendment to the Master Thoroughfare Plan as presented. Motion carried.

For: Chairman Lewis, Vice Chairman Haney
Member Barngrover, LaBruyere, Alternate Member Villarreal

Against: None

Absent Member Julien, Alternate Member, John Peet

(7) Staff Report

A. Discussion of Residential, Commercial, Industrial, and City Capital Projects

B. Previous Cases

DPW Trice reviewed projects and developments included in information included in the members' packets. He also gave an update on projects throughout the city.

(7) EXECUTIVE SESSION

1 § 551.071. Consultation with Attorney. The Planning and Zoning Commission may convene in executive session to conduct a private consultation with its attorney on any legally posted agenda item, when the Planning and Zoning Commission seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:

a. Any Posted Item

No executive session was held

(8) Adjournment

Motion was made by Vice Chairman Haney with a second by Member Barngrover to adjourn the meeting. Motion carried unanimously.

For: Chairman Lewis, Vice Chairman Haney

Member Barngrover, LaBruyere, Alternate Member Villarreal

Against: None

Absent Member Julien, Alternate Member, John Peet

Chairman Lewis declared the meeting of November 12, 2019 closed at 6:46 p.m.

APPROVED:

Matthew Lewis, Chairman

ATTEST:

Mary Ragle, Recording Secretary