

MINUTES
CITY OF TAYLOR, TEXAS
400 Porter Street, Taylor Texas 76574
PLANNING AND ZONING COMMISSION MEETING
May 11, 2010, 5:30 P.M., City Hall Auditorium

PRESENT

Donna Frazier
Scott Green
Randolph Griffin
Jonathan Kamenicky
Todd Osborn
Thomas Rohlack
Brandt Rydell
Leland Stevens

ABSENT

Don McAlister

OTHERS PRESENT

John Elsdon, City Planner
Bob vanTil, Community Development Director
Casey Sledge, City Engineer
Marsha Haass, Com. Dev. Admin. Assist.
See Attached Sign In Sheet

CALL TO ORDER AND DECLARE A QUORUM

The meeting was called to order and a quorum declared at 5:30 p.m.

CITIZEN COMMUNICATION

None.

Review and approve Minutes from April 13, 2010

Mr. Rydell made the motion to approve the minutes of the April 13, 2010 meeting as printed. Second by Mr. Green. All voted aye.

PC-10-02 Review and Take Action on a request for a variance from the Subdivision requirements to (1) extend water lines across the lot to adjacent property lines, and (2) to defer construction of a portion of the required sidewalk adjacent to the property. The property owner is John D. Beveridge III, and the property is located at the southeast corner of Gym and 4th Streets, and is legally described as the Beveridge Subdivision, Taylor, Texas. This item was tabled to the May Planning and Zoning Commission meeting

Mr. Elsdon reviewed with the Commission and stated that staff does not support either variance since both are clearly contrary to the requirements of the Subdivision Ordinance. Albert Janecka spoke on behalf of Mr. Beveridge, explained the request in more detail and answered questions from the Commission. Casey Sledge answered questions from the Commission also.

Mr. Kamenicky made the motion to defer the construction of a portion of the required sidewalk adjacent to the property. Second by Mr. Green. All voted aye.

Mr. Rydell made the motion to approve the variance with regard to the water line extension along Hwy. 79 and defer along Gym Street. Second by Mr. Green. Vote was 7 to 1 with Mr. Rohoack voting against. Motion passed.

ZC-10-01 Hold Public Hearing on a request from Keith Hagler for a rezone from B-1 Local Business to B-2 General Business for property located at 1912 and 2006 North Main Street, also known as 0.472 Acres, and 0.554 Acres Tract 5569-7, out of the Wm. J. Baker Survey, AW0065, City of Taylor, Williamson County, Texas. Property owners are Michael R. and Jean L. Threadgill.

Public hearing was opened. Marcia Hagler presented the request and answered questions from the Commission. Public hearing was closed.

ZC-10-01 Make Recommendation on a request from Keith Hagler for a rezone from B-1 Local Business to B-2 General Business for property located at 1912 and 2006 North Main Street, also known as 0.472 Acres, and 0.554 Acres Tract 5569-7, out of the Wm. J. Baker Survey, AW0065, City of Taylor, Williamson County, Texas. Property owners are Michael R. and Jean L. Threadgill.
Mr. Rydell made the motion to recommend approval of the request as submitted. Second by Mr. Osborn. All voted aye.

PC-10-06 Review and Make Recommendation on a request from Regan and Penny Rychetsky for abandonment of a portion of an east-west 20 foot alleyway located at 1705 West Lake Drive, also known as 0.94 Acres out of the Robertson and Bland Addition, Block B, Lot 1-2, 11-12, 3(PT), 10(PT), Taylor Old Town, Williamson County, Texas.
Regan and Penny Rychetsky presented the request and answered questions from the Commission.

Mr. Green made the motion to recommend approval of the request as submitted. Second by Mr. Kamenicky. All voted aye.

Hold Public Hearing for the City's Zoning Map to rezone all City owned Park and Trail lands to "P" Park as shown on the Parks map exhibit for the City of Taylor, Texas.
The public hearing was opened. The Commission answered questions from the citizens. The public hearing was closed.

Make Recommendation for the City's Zoning Map to rezone all City owned Park and Trail lands to "P" Park as shown on the Parks map exhibit for the City of Taylor, Texas.
Mr. Griffin made a motion to recommend to the City Council that they rezone all City owned Park and Trail lands to "P" as shown on the Parks map exhibit. Second by Mr. Green. All voted aye.

Hold Public Hearing for the City's Zoning Map and Future Land Use Map to zone and designate future land use for lands annexed to the City of Taylor on December 17, 2009.
The public hearing was opened. Bo Brasfield requested that the property of Mr. Buentello's be zoned M-2 for Mr. Buentello's metal recycling business. Mr. Brasfield explained the request in more detail and answered questions from the Commission. Public hearing was closed.

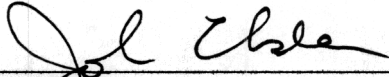
Make Recommendation for the City's Zoning Map and Future Land Use Map to zone and designate future land use for lands annexed to the City of Taylor on December 17, 2009.
This item was continued to the June 8, 2010 meeting.

NEXT MEETING DATE

The next regular meeting of the Planning and Zoning Commission is scheduled for June 8, 2010.

ADJOURN

The meeting adjourned at 6:50 p.m.



John Elsdon
City Planner

Leland Stevens
Planning & Zoning Vice-Chairman

P+Z

SIGN SHEET

DATE: 5 11 10

NAME

ADDRESS

RONALD + MARGARET GILBERT	711 DRAKE LN
PAUL MILANES TRANSIT MIX	1966 S AUSTIN AVE. GEORGETOWN TX 78626
JERRY + REGAN RYCHESKY	1705 W. LAKE DR, TAYLOR
Calif	1805 Carey Ave
Shane L. Muecke	1101 Victoria
Brewster	1325 Camp Creek Rd
Lola Bewke	7600 S Hwy 95, Tayl
Jerry O' Riley	7600 S Hwy 95 Tayl
Art Baisley	330 CR 406, Taylor TX
Robin Fontenot	175 CR 408 Taylor TX
Frank L. Chavane	303 Vernon Taylor TX
Kovacs	1010 Kent St. Taylor
Carmen Velasquez	700 Gilman/Kirk Taylor
Sharon Schwenker	515 Big Bend
Regan Rychesky	1705 W. LAKE DR
Jerry Miller	Taylor Del Lago
At E. P. P. P.	1610 N. 1st