



Planning and Zoning Commission – Regular Meeting – June 8, 2020

DUE TO THE GOVERNORS DECLARATION WE CANNOT HAVE MORE THAN 10 PEOPLE IN THE COUNCIL CHAMBERS DURING THIS MEETING. This meeting will be hosted on video conference to support social distancing. Refer to the city's homepage for meeting connection information on the day of the meeting. See below on how to provide Public Comment.

## 1. Call Meeting to Order

The Planning and Zoning Commission met in regular meeting on June 08, 2020, at 6:30 PM. At City Hall 1653 N Santa Clara Rd in City of Santa Clara with Chairperson; Barbara Trammell

**Roll Call;** Present; David Cale, Justin Brassell (Zoom), Lloyd Fairley, Carol Folbre, Ernst Kropp and David Mueller.

**City Council members present:** Danny Trammell, Jim Folbre and Lynette Sierer

## 2. Opening

Pledge of Allegiance to the Flag of the United States of America: I pledge allegiance to the flag of the United States of America, and to the republic for which it stands: one nation under God, indivisible, with liberty and justice for all.

## 3. Public Comment

If anyone would like to make comments on any matter regarding the City of Santa Clara or on an agenda item and have this item read at this meeting please email SantaClaraTX@yahoo.com or text 210-833-2636 before 6:30pm the date of the meeting.

***In the body of the email please include your name, your address, phone number, agenda item # if applicable or subject of discussion, and your comments***

In accordance with the Texas Attorney General's Opinion, any public comment that is made on an item that is not on the published final agenda will only be heard by the City Council. No formal action, discussion, deliberation, or comment will be made by the City Council. Each person providing public comment will be limited to 3 minutes.

Andrew and Joyce Friesenhahn at 181 Kayla Lane (off N Santa Clara RD) has concerns regarding developer for 173 acres on Weil Rd for 900 homes. The Friesenhahn request the City of Santa Clara to protect the citizens and abide by the 5 acre rule. Major concern is the runoff from the subdivision will come directly onto our property/home as well as our neighbors. The direct and indirect impact is not acceptable. It will increase traffic, destroy our wildlife, increase litter and would impact our safety and prevent us from enjoying the country life that we hoped the city also wanted to preserve.

## 4. Approval of Minutes

### A. Approval of minutes from May 11, 2020.

David Cale, made the motion to approve the May 11, 2020, meeting minutes. Lloyd Fairley, seconded the motion. Motion carried

## 5. Discussion Only

- A. **Vista Ridge Pipeline:** No update reported at this time.
- B. **Housing Development (Weil Rd):** Jeffrey McKinnie from Cude Engineers along with Developer regarding potential development on a 173 acre tract located in the City of Santa Clara ETJ north of the intersection of Weil Rd and N Santa Clara Rd. Mr. McKinnie presented a Conceptual Development Plan (conceptual development plan map available at City Hall) showing 873 lots, one entrance to subdivision of Weil Rd, 6" hike & Bike trail and Amenity Center. Several Santa Clara citizens attended the meeting shared their concerns and dislikes of this development plan. #1 run off from the subdivision (flooding), heavy traffic, road conduction due to heavy traffic flow, destroy of wildlife, litter and garbage on road sides,
- C. **Local City Development:** In City of Marion, ETJ off S Santa Clara Road, a subdivision is in planning stage.
- D. **Noise Ordinance:** Discussion only no action taken at this time.

## 6. Discussion and Consider Action

- A. **Amendment/Replacement to Subdivision Ordinance:** City attorney is asking you to review draft of the Subdivision Ordinance and give any input you may have. Hearing for this Ordinance Will be schedule on June 22 and July 13, 2020. No action taken at this time.
- B. **Amendment to Fee Schedule Ordinance:** City attorney is asking you to review draft of the Fee Schedule Ordinance and give any input you may have. Hearing for this Ordinance Will be schedule on June 22 and July 13, 2020. No action taken at this time
- C. **Current activity on 78 in City of Santa Clara's ETJ:** Discussion only no action needed. Green Valley was putting a water line under 78.
- D. **Permit(s)/Variance(s)/ Requests and updates**
  - i. **1970 Wetz Rd -Property Subdivision Variances Application:** Carol Folbre made the motion was to approve the Variances application with the condition of 1acre for Mr. Newman's mother and the reaming 4 acre track will remain under Mr. Newman. Vote was 5 yes and 0 no. Motion carried. Motion was removed based application was not completed. Mr. Newman needs to surrender Plat application with survey, map of property, meets and bonds of 1 acre and the 4 acre track.
  - ii. **Subdivision request for 1970 Wetz RD:** Application denied at this time due to incomplete application.
  - iii. **106 Hillside Estate – BP 2020-005:** Application received and approved.
  - iv. **Others:** none

**7. Road Projects/status conditions/issues**

- i. **Santa Clara Loop/Wetz Rd (North of Youngsford Rd):**
- ii. **Marion Road:** City engineer going to get bids for road work North of Weil Rd on Marion Rd.
- iii. **Pad on City property:** Mayor created plan for City's property behind City Hall, per posed Phase I 80X60 pad with driveway 20 ft. wide enter on Northside of City Hall and exit on the South side of City Hall. Phase II would extend the driveway and add 90x160 bldg. with employee parking lot and the previous 80x60 lot would be general parking lot and 60x80 bldg. for maintenance/roads supplies.
- iv. **Right of way Tree Clearing:** Machine in use not available for City of Santa Clara at this time.
- v. **Others:** Discussion only regarding speed bump on Brisco Road.

**8. Road Equipment:** Purchased blower to assist with road work.

**9. Announcements** None

**Executive Session**

The City council retired to executive meeting for purpose of consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code. Executive session open at 8:57 PM and adjourn at 9:26 PM. All council members present as well as Justin Brassell on cell phone speaker.

No action to follow on the Executive Session

**10. Adjournment**

Lloyd Fairley, moved to adjourn the meeting at 9:27 PM. David Cale, seconded the motion and passed unanimously.



**Chairperson:** Barbara Trammell

**City Secretary:** Donna White