



Murphy Planning and Zoning Commission Regular Meeting Minutes  
206 North Murphy Road  
Murphy, Texas 75094  
May 18, 2015

**CALL TO ORDER**

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

**ROLL CALL & CERTIFICATION OF A QUORUM**

Commissioners Present: Jon King, Steve Levy, Camille Hooper, Lloyd Jones, Don Reilly, Gary Maxon

Commissioners Absent: Greg Mersch, John Johnson

City Staff Present: Kristen Roberts, Director of Community Development  
Lori C Knight, Administrative Assistant  
Mack Reinwand, City Attorney

Lori C Knight certified a quorum. Camille Hooper arrived at 6:06 p.m.

**SEAT ALTERNATES AS NEEDED**

Alternate Gary Maxon was seated.

**PUBLIC COMMENTS**

There were no public comments received.

**INDIVIDUAL CONSIDERATION**

1. Consider and/or act on the application of property owner Deborah R. Tafelski and applicant Ricky Jenkins requesting approval of a construction plat for a Jenkins Self Storage at 305 W. FM 544.

Staff Discussion

Kristen Roberts stated that the applicant had submitted a construction plat for approval that would allow for the development of a Jenkins Self Storage. She stated that staff recommended approval of the plat.

**COMMISSION ACTION**

Vice Chair Levy made a motion to approve the construction plat for a Jenkins Self Storage. Commissioner Jones seconded the motion. Motion passed 5-0.

2. Hold a public hearing and consider and/or act upon approval of recommendations regarding amendments to Chapter 28 – Development Standards, Chapter 70 – Subdivisions and Chapter 86 – Zoning.

Staff Discussion

Kristen Roberts stated that in early 2014, the City began the project of re-codifying the City of Murphy Code of Ordinances. This included incorporating all previously approved supplements throughout the past years and evaluating all sections of the Code for consistency with City Charter and state law. The factor for this consideration is to resolve conflicts and clarifying inconsistencies within the various chapters identified. The whole recodification item will be going before City Council in July. However, tonight's items deal specifically with Planning and Zoning Ordinances.

*Camille Hooper arrived at 6:06 p.m.*

Mack Reinwand, Assistant City Attorney

Mack Reinwand stated that this section was just a small piece of the recodification of the City of Ordinances. Mr. Reinwand stated that the City decided to use a consultant who would remove or clean up the conflicting provisions and use the most recent adopted standard.

Mr. Reinwand went through the list and gave some examples of the minor changes and language cleanup in each of the ordinances that were affected such as accessory structure height, requirements for assisted living facilities, definitions for retirement homes, the prohibiting of recycling kiosks, parking ratios, multi-family uses,

**PUBLIC HEARING OPENED UP AT 6:21 P.M.**

Cindy Boggs, 612 Maize, Murphy

*Cindy Boggs stated that she is with the Heritage House, they are licensing for an assisted living home there. She stated that they will have 6 residents by right however their intention is to have 8-9. They will be asking for a SUP.*

**PUBLIC HEARING CLOSED AT 6:23 P.M.**

**COMMISSION ACTION**

Vice Chair Levy made a motion to approve all the recommendations regarding amendments to Chapter 28 – Development Standards, Chapter 70-Subdivisions and Chapter 86- Zoning as presented. Secretary Hooper seconded the motion. Motion passed 6-0.

**STAFF UPDATES**

- PDQ has removed the tanks from the Shell Station
- Next meeting, June 22, 2015

**ADJOURNMENT**

With no other business before the Commission, Chairman King adjourned the meeting at 6:26 p.m.

**APPROVED:**

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Jon King, Chairman

Attest:

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Secretary