

Murphy Planning and Zoning Commission Special Meeting Minutes
206 North Murphy Road
Murphy, Texas 75094
April 11, 2016

CALL TO ORDER

Secretary Hooper called the meeting to order at 6:08 p.m.

ROLL CALL & CERTIFICATION OF A QUORUM

Commissioners Present: Camille Hooper, Lloyd Jones, Greg Mersch, John Johnson, Julie Kamm

Commissioners Absent: Jon King, Steve Levy and Don Reilly

City Staff Present: Lee Elliott, Interim Director of Community and Economic Development
Mack Reinwand, Assistant City Attorney
Lori C. Knight, Administrative Assistant

Lori C. Knight certified a quorum.

PUBLIC COMMENTS

No public comments

INDIVIDUAL CONSIDERATION

1. Consider and/or act on the application of Anshu Jain requesting to amend the Concept Plan for approximately 6.43 acres of property zoned PD (Planned Development) District No. 09-02-785, as amended by Ordinance No. 14-04-975, located on FM 544 approximately 800' west of Heritage Parkway for Lots 2-3, Block A, Nelson Addition. *(Continued from the January 25, 2016, February 22, 2016 and the March 28, 2016 P&Z meetings).*

Staff Discussion

Lee Elliott, Interim Director, stated the applicant had submitted a revised concept plan, proposed grading elevations and architectural drawings. Mr. Elliott stated that per Planning and Zoning Commission direction, staff had been asked to facilitate a meeting between Mr. Jain and Dr. Carbonell along with a P&Z Commissioner and a representative from the neighboring subdivision, Windy Hills Farms. The meeting took place on Thursday, March 30, 2016. An email had been sent to the HOA of Windy Hills Farm informing them of the meeting. Mr. Elliott stated that no response was received from the HOA.

The items that were discussed and agreed upon in the meeting are:

1. No fire lanes or access lanes will be constructed between buildings Lot 1 and Lot 2.
2. The proposed building on Lot 2 will be moved to the west so that the distance of separation from Lot 1 is between 45-50 feet.
3. The proposed building on Lot 2 is to be moved to the north a distance of 5 feet minimum.
4. Some parking from the west side of the building will be moved to the north side of the building.

Mr. Elliott stated that staff was recommending approval of the revised changes.

Pankaj Jain-Applicant, 1331 Twin Knoll Drive

Mr. Jain went over the changes that Mr. Elliott had addressed and stated that the requested grading plans had been submitted.

There was no Public Hearing however the Commission still allowed some comments from the neighboring residents. The residents stated that they had not heard from the HOA regarding the proposed meeting and were disappointed that they had not been involved in the discussion.

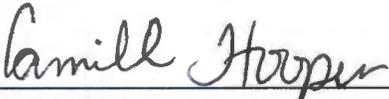
COMMISSION ACTION

Commissioner Mersch made a motion to approve the amended concept plan for approximately 6.43 acres of property zoned PD (Planned Development) District No. 09-02-785, as amended by Ordinance No. 14-04-975, located on FM 544 approximately 800' west of Heritage Parkway for Lots 2-3, Block A, Nelson Addition. Commissioner Jones seconded the motion. **Motion passed 3-1 with Commissioner Johnson opposing.**

ADJOURNMENT

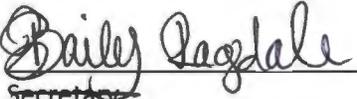
With no other business before the Commission, Secretary Hooper adjourned the meeting at 6:59 p.m.

APPROVED:



Camille Hooper, Secretary

Attest:



~~Secretary~~
Administrative Assistant