



**City of Jarrell**  
**Special Called Planning and Zoning**  
**Commission Public Hearing and Meeting**  
**Jarrell City Council Chambers**  
**161 Town Center Blvd. Jarrell, Texas 76537**  
**Tuesday, September 24, 2019, at 7:00 p.m.**

**MINUTES**

Mayor Larry Bush - **Present**  
Alderman Place 1, Daniel Klepac - **Present**  
Alderman Place 2, Roger Wenzel - **Present**

Mayor Pro-Tem Place 3, Troy Bradshaw- **Absent**  
Alderwoman Place 4, Rusty Bryson - **Present**  
Alderwoman Place 5, Ruth Dotson - **Absent**

**1. OPENED PLANNING AND ZONING PUBLIC HEARING AND MEETING AT 7:00 P.M.**

- 2.** Consideration and possible action on approval of a preliminary plat of a 68.7-acre tract of land out of the Isaac Bunker Survey, Abstract no. 254, Williamson County, Texas. (Corner of FM 487 and C. Bud Stockton Loop).

**Rusty Bryson made a motion to approve the preliminary plat with the listed conditions. Second by Daniel Klepac. Motion was approved unanimously.**

**3. OPENED PUBLIC HEARING AT 7:02 P.M.**

Open a public hearing to consider approval of the request of Norm Ashby and Margarito Espinoza, owner, Matkin-Hoover Engineering, agent, for original zoning of a 68.7-acre tract of land out of the Isaac Bunker Survey, Abstract no. 254, Williamson County, Texas. (Corner of FM 487 and C. Bud Stockton Loop). The Zoning will be SF-3 High Density Residential and MF – Multi Family with the below listed variances from the Unified Development Code:

1. Minimum lot frontage of 47'
2. Minimum lot area of 5,400 sf
3. Minimum front setback 15'
4. Minimum rear setback of 10'
5. Corner lot setback adjustment
6. Cul-de-sac setback adjustment
7. Streets 32' /50' Right of Way
8. Maximum lot coverage 60%

- A. Dennis Schwausch spoke regarding the Public Hearing.**  
**B. Ron Lehman spoke regarding the Public Hearing.**

**4. Closed Public Hearing #1 at 7:08 p.m.**

- 5.** Consideration and possible action regarding the request for original zoning of a 68.7-acre tract of land out of the Isaac Bunker Abstract (Corner of FM 487 and C. Bud Stockton Loop). The Zoning will be SF-3 High Density Residential and MF – Multi Family with the listed variances from the Unified Development Code.

**Rusty Bryson made a motion to approve the zoning as SF-3 High Density Residential and Multi Family with the listed variances from the UDC. Second by Daniel Klepac. Motion was approved unanimously.**

6. Consideration and possible action regarding the approval of the Minutes for the Special Called Planning and Zoning Commission Public Hearing and Meeting on August 27, 2019.

**Rusty Bryson made a motion to approve the minutes as written. Second by Daniel Klepac. Motion was approved unanimously.**

7. **Adjourned at 7:10 p.m.**

**Passed and approved on 28th day of January 2020.**

**CITY OF JARRELL, TEXAS**



**Larry Bush, Mayor**



**Attest:**



**Dianne Peace, Municipal Clerk**