



City of Jarrell

161 Town Center Blvd
Jarrell, TX 76537
512-746-4593
www.cityofjarrell.com

**City of Jarrell
Special Called Planning and Zoning
Commission Public Hearings and Meeting
Jarrell City Council Chambers
161 Town Center Blvd. Jarrell, Texas 76537
Tuesday, November 16, 2021, at 7:00 p.m.**

MINUTES

Mayor Larry Bush – **Present**
Alderman Place 1, Daniel Klepac – **Present**
Alderman Place 2, Jeff Seidel, - **Present**

Mayor Pro-Tem Place 3, Troy Bradshaw – **Present**
Alderwoman Place 4, Rusty Bryson - **Present**
Alderwoman Place 5, Robin Barfield - **Present**

1. CALLED MEETING TO ORDER AT 7:00 P.M.

- Roll Call
- Invocation by **Alderman Jeff Seidel**
- Pledge of Allegiance

2. PUBLIC COMMENTS

Those wishing to speak to the Jarrell Planning and Zoning Commission must complete the appropriate color card listed below and present the card to the Municipal Clerk prior to the beginning of the meeting. Please wait to be invited to approach the podium and observe a **three-minute** time limit when speaking.

Orange Sign in Card – Items not listed on the agenda

An individual may speak; however, the topics presented are considered informational only and may result in placement on a future agenda. No formal discussion or action will be conducted at this time.

1. ORANGE CARD COMMENT BY LYLE THOMAS REGARDING THE NEED FOR A SKATEBOARD PARK.

Yellow Sign in Card – Item listed on the agenda

An individual may speak once the regular agenda item is announced for consideration and/or when the speaker is invited to approach the podium.

**Speaker Comments Regarding
9500 N IH 35
Zoning Change Items**

1. Thomas Hertel
2. Amanda Alff
3. Evelyn McLean
4. Colby Lyons
5. Elizabeth Thinwa
6. Jim McLean
7. Wanda Clark
8. Cindy Curry

**Speaker Comments Regarding
Hunters Glen Subdivision
Zoning Change Items**

1. Don Cantler
2. Amanda Rhea
3. Mallory Sumner
4. Danielle Singh (email)

3. **PUBLIC HEARING**

- 3.1 **Opened a Public Hearing** to consider the request of Bleyl Engineering on behalf of Amirali Maknojia (optionee) to change the zoning of a tract located at 9500 IH35, Jarrell, Texas 76537 from C2 to I1.

Closed Public Hearing.

- 3.2 Consideration and possible recommendation to the City Council regarding the request of Bleyl Engineering on behalf of Amirali Maknojia (optionee) to change the zoning of a tract located at 9500 IH35, Jarrell, Texas 76537 from C2 to I1.

Rusty Bryson made a motion make a recommendation to the City Council to do a conditional approval for Industrial 1, based upon them coming into annexation; and at annexation, we will negotiate a PUD for the entire property. When we do the PUD, then the Industrial zoning will go away, and the PUD becomes the zone. The Industrial zoning today is conditional upon the annexation of the entire property; and the city will have control of the entire project. If he does not do that, then it reverts back to C2. This is only for this owner and this annexation. Second by Troy Bradshaw. The motion was approved by a unanimous vote.

- 3.3 **Opened a Public Hearing** to consider the request of CountryView of Red Oak LLC to change the zoning of a 100 acre tract of land from AG to SF2 located in the Elisha Davis Survey No. 172, Also Known As The Hunter's Glen Subdivision In The City Of Jarrell Texas,

Closed Public Hearing.

- 3.4 Consideration and possible recommendation to the City Council regarding the request of CountryView of Red Oak LLC to change the zoning of a 100 acre tract of land from AG to SF2 located in the Elisha Davis Survey No. 172, Also Known As The Hunter's Glen Subdivision In The City Of Jarrell Texas.

Rusty Bryson made a motion to recommend approval to the City Council. Second by Jeff Seidel. The motion was approved by a unanimous vote.

4. **REGULAR AGENDA ITEMS**

- 4.1 Consideration and possible action regarding the approval of the Minutes for the Special Called Planning and Zoning Commission meeting on October 26, 2021.

Robin Barfield made a motion to approve. Second by Jeff Seidel. Daniel Klepac abstained. The motion was approved by a unanimous vote.

- 4.2 Consideration and possible recommendation to the City Council for Approval of the Hunters Glen Subdivision Preliminary Plat located in the Elisha Davis Survey No. 172, Also Known As The Hunter's Glen Subdivision In The City Of Jarrell Texas.

Rusty Bryson made a motion to recommend approval to the City Council. Second by Daniel Klepac. The motion was approved by a unanimous vote.

- 4.3 Consideration and possible recommendation to the City Council for Approval of the Bud Stockton Addition Preliminary Plat, which is 5 commercial pad sites on the corner of Bud Stockton and IH35.

Rusty Bryson made a motion to approve. Second by Jeff Seidel. The motion was approved by a unanimous vote.

5. **ADJOURNED THE MEETING AT 7:50 P.M.**

Passed and approved on 7th day of December 2021.

CITY OF JARRELL, TEXAS



Larry Bush, Mayor



Attest:



Dianne Peace, Municipal Clerk