



City of Lucas
Planning and Zoning Commission
Regular Meeting
City Hall Council Chambers and by Video Conference
September 9, 2021
6:00 pm – Training | 7:00 pm – Regular Meeting
City Hall – 665 Country Club Road – Lucas, Texas

MINUTES

Training Session with the City Attorney – 6:00 pm

Chairman Rusterholtz called the meeting to order at 6:00 pm.

The City Attorney conducted ethics training, and Open Meetings Act and Public Information Act training with the Planning and Zoning Commission. There was no formal action or business discussed during this item.

Call to Order Regular Meeting - 7:00 pm

Chairman Rusterholtz called the regular meeting to order at 7:02 pm. It was determined that a quorum was present, and the Pledge of Allegiance was recited.

Commissioners Present:

Chairman Peggy Rusterholtz
Vice Chairman Joe Williams
Commissioner Dusty Kuykendall
Commissioner Adam Sussman

Commissioners Absent:

Commissioner Tommy Tolson
Alternate Commissioner Chris Bierman
Alternate Commissioner James Foster

Staff Present:

City Manager Joni Clarke
Development Services Director Joe Hilbourn
City Secretary Stacy Henderson
City Attorney Courtney Morris
Engineer Joe Grajewski

City Council Liaison Present:

Mayor Jim Olk

Regular Agenda

- 1. Discuss stormwater design criteria and provide guidance to staff regarding proposed amendments to the Stormwater Run-Off Planning and Design Criteria Manual and Floodplain Ordinance 2009-04-00646.**

Engineer Joe Grajewski discussed his research and findings related to the City's existing drainage criteria and design manual, he discussed the review of surrounding cities drainage ordinances and recommended revisions to the Stormwater Run-Off Planning and Design Criteria Manual that included:

- Adopting an Intensity Duration Frequency IDF used by the Town of Fairview
- Adopt a floodplain development ordinance
- All new home construction shall submit a grading and drainage plan prior to receiving a building permit and approved by the City Engineer. This would also apply to an existing home in which an addition or accessory structure or improvement is being added that is equal to or greater than 30% of the existing footprint of the main residence.

The Commission asked that an ordinance with the suggested drainage design criteria amendments be brought forward for consideration as well as a floodplain ordinance with proposed amendments.

There was no formal action taken on this item.

2. **Review the City's submittal procedures and approval requirements relating to the platting process and provide direction to City staff on any recommended amendments.**

The Planning and Zoning Commission completed review of Chapter 10 Subdivision regulations. Proposed changes will be brought back to the Commission for review and consideration.

3. **Consider approval of the minutes of the August 12, 2021, Planning and Zoning Commission meeting.**

MOTION: A motion was made by Commissioner Sussman seconded by Commissioner Kuykendall to approve the minutes of the August 12, 2021, Planning and Zoning Commission meeting. The motion passed unanimously by a 4 to 0 vote.

Executive Session Agenda


4. **Executive Session.**

An Executive Session was not held at this meeting.

5. **Adjournment.**

MOTION: A motion was made Commissioner Sussman, seconded by Vice Chairman Williams to adjourn the meeting at 8:00 pm. The motion passed unanimously by a 4 to 0 vote.


Peggy Rusterholtz, Chairman


Stacy Henderson, City Secretary

