

Planning and Zoning Commission Meeting Minutes



Aubrey City Hall
107 S. Main St.
Aubrey, TX 76227
October 12, 2023
6:00 P.M.

The meeting was called to order at 6:01 p.m.

Present: **Place 1** – Christal Johnson (Co-chair)
 Place 2 – Donald Smith
 Place 4 – Kyle Kennedy
 Place 5 – Candace Stone
 Place 6 – Brittney Murray

Absent: **Place 3** – Karen Skinner
 Place 7 – Sina Tidwell (Chair)
 Alternate: Chuck Fuller

Staff Present: City Secretary Jenny Huckabee, Director of Public Works and Development Leanne Wilson, Planner Heather Shankle, Attorney Cynthia Kirchoff, Administrative Coordinator Christy Sayer

Invocation & Pledge of Allegiance

Community Announcements: None

Citizen Input: None

Agenda Items:

1. Hold a public hearing, consider and make a recommendation to City Council on a zoning change for approximately 1.12 acres legally described as Lot 2, Block A of the Union Street Addition from “SF-10” (Single-Family Residential minimum 10,000-square-foot lots) District to “SF-75” (Single-Family Residential minimum 7,500-square-foot lots) District generally located at the northern terminus of D’Lynne Street, north of Spring Street. *Property Owner: Lubna Bilal*

The public hearing was held open from the September 14, 2023 meeting, reopened at 6:08 p.m. and closed at 6:21 p.m.

The following spoke during the public hearing:

- **Jim Dewey JDJR Engineers, on behalf of the developer, provided information.**
- **Troy Oakley, 227 D’Lynne St, spoke of concerns of rainwater drainage**

- **Shawn Meador, 229 D'Lynne, spoke of concerns of loss of trees along property line, and rainwater drainage.**

Commissioner Smith made a motion to deny the request for rezone, Commissioner Stone seconded. Motion carried unanimously.

2. Hold a public hearing, consider and make a recommendation to City Council regarding Zoning of the Maylar development, an approximately 3.79 acre tract situated in the F. Trevino Survey, Abstract No. 1243A, generally located on the north side of Redfearn Road and east of Highmeadow Drive, as "PD" (Planned Development) District to include certain uses within the General Retail District (GR), Shopping Center (SC), Commercial (C) and Industrial District (IND) and to delineate development standards for exterior building design incorporation of brick/stone, parking, and landscaping. *Property Owner: DTC Ventures, Inc.*

The public hearing was opened at 6:23 p.m. and closed at 6:36 p.m.

The following spoke during the public hearing:

- **Mike Widener, 637 Presidio St, spoke of concerns of what will be built.**
- **Inna Widener, 637 Presidio St, spoke of concerns of what will be built.**

Commissioner Murray made a motion to approve the zoning request. Commissioner Johnson seconded. Motion carried 4-1 with Commissioner Smith opposed.

3. Consideration and action on approval of Minutes of the September 14, 2023 Planning and Zoning Commission Meeting.

Commissioner Smith made a motion to approve the Minutes of the September 14, 2023 Planning and Zoning Commission Meeting. Commissioner Murray seconded. Motion carried unanimously.

The meeting was adjourned at 6:39 p.m.

PASSED and APPROVED by the Planning and Zoning Commission of the City of Aubrey, Texas this 9th day of November, 2023.



Sina Tidwell, Commission Chair



ATTEST:



Jenny Hicks, City Secretary