

CITY OF GRANBURY
Planning & Zoning Commission Agenda
Monday, October 16, 2017
Regular Meeting at 6:00 p.m.
Granbury City Hall
116 W. Bridge St.
Granbury, Texas

Note: The Planning & Zoning Commission reserves the right to adjourn into Executive Session at any time during the regular meeting to discuss posted executive session items or to seek legal advice from the City Attorney on any item posted on the agenda.

A. CALL TO ORDER OF REGULAR MEETING

Chairman outlining procedural requirements for the public hearings.

B. APPROVAL OF MINUTES

1. September 18, 2017 – Regular Meeting

C. PUBLIC HEARINGS

1. ~~PL-2017-14~~, Request of Gary Plante to Replat Lot 3R of the Granbury Village Addition as Lots 3R1 & 3R2 of the Granbury Village Addition. The property is located on Acton Hwy north of Tom Cox Rd.
2. ~~PL-2017-22~~, Request of John Campbell to Preliminary Plat a 7.021 acre tract of the Martin Setzer Survey, Abstract # 502 as Lots 1-2, Block 1 of the Texas Western Designs Addition. The property is addressed as 333 Liberty Rd.
3. ~~PL-2017-33~~, Request of Barry & Patty Smith to Final Plat a 4.350 acre tract of the Robert Merritt Survey, Abstract # 355 and the William McCreefy Survey, Abstract # 385 as Lot 1, Block 1 of the 377 Retail Addition. The property is addressed as 4041 E Hwy 377.
4. ~~PL-2017-34~~, Request of Mitch Breeden to Final Plat a 5.691 acre tract of the Joshua Minette Survey, Abstract # 352 as Lot 1, Block 1 of the Acton Storage Addition. The property is located generally northwest of the intersection of Acton Hwy. and Fall Creek Hwy.
5. ~~SUP-2017-15~~, Request of Cooper Smartt for a Specific Use Permit to allow RV and Boat Storage and Rental Equipment on a 2.56 acre tract of the Joshua Minette Survey, Abstract # 352. The property is located on Fall Creek Hwy, across from the intersection with Green Meadows Rd.
6. ~~Z-2017-14~~, Request of Cooper Smartt to rezone a 2.56 acre tract of the Joshua Minette Survey, Abstract # 352 from Light Commercial (LC) to Heavy Commercial (HC). The property is located on Fall Creek Hwy, across from the intersection with Green Meadows Rd.
7. ~~PL-2017-35~~, Request of Cooper Smartt to Preliminary Plat a 2.56 acre tract of the Joshua Minette Survey, Abstract # 352 as Lot 1, Block 1 of the Fall Creek Place Addition. The property is located on Fall Creek Hwy, across from the intersection with Green Meadows Rd.
8. ~~TCP-2017-05~~, Request of Liberty G & C Land, Inc. to submit a Tree Conservation Plan (TCP) to allow for the removal and mitigation of protected trees in conformance with Article 13 of the Zoning Ordinance. The property is located on Water's Edge Dr., north of Cliff Swallow Dr.
9. PL-2017-31, Request of Liberty G & C Land, Inc. to Preliminary Plat a 25.28 acre tract of the Martin Setzer Survey, Abstract # 502 as Lots 1-16, Block 1; Lots 1-39, Block 2; Lots 1-10, Block 3; Lots 1-40,

Block 4 and Common Areas 1-3 of the Highland Park Bay Addition. The property is located on Water's Edge Dr., north of Cliff Swallow Dr. CITY COUNCIL HEARING DATE TUESDAY, OCTOBER 17, 2017

10. Z-2017-13, Request of Venture RE, LLC to rezone Lots 1R5 through 1R16 and Lots 1R24 through 1R31 and Common Areas 2-6, Block 1 of the Vineyards at Harbor Lakes Addition from Planned Development/Townhome (PD/TH) to Planned Development/Patio Home (PD/PH). The property is located in the 2400 & 2500 Blocks of Vineyard Dr.
11. PL-2017-32, Request of Venture RE, LLC to Replat Lots 1R5 through 1R16 and Lots 1R24 through 1R31 and Common Areas 2-6, Block 1 of the Vineyards at Harbor Lakes Addition as Lots 1R5-1 through 1R14-1 and Lots 1R24-1 through 1R29-1 and Common Areas 2R, 4R, 5R and 6R, Block 1 of the Vineyards at Harbor Lakes Addition. The property is located in the 2400 & 2500 Blocks of Vineyards Dr.
12. Z-2017-15, Request of The Lodge of Granbury to amend the existing Planned Development/Light Commercial Multiple Family (PD/LCMF) adopted Ord. # 11-491 to allow an amendment to the site plan for the addition of carports. The property is addressed as 401 E. Pearl St.
13. PL-2017-36, Request of Durant Development to amend the approved Preliminary Plat for a 172.172 acre tract of the Joshua Minnette Survey, Abstract # 351, the B.W. Perkins Survey, Abstract # 445 and the Uriah Martin Survey, Abstract # 384. The proposed amendment seeks to alter phase lines for Phase 2 to Phase 2A & 2B of the Saratoga Addition. The property is located south of the intersection of Temple Hall Hwy. and E. Hwy. 377.

D. EXECUTIVE SESSION

1. § 551.071. **Consultation with Attorney.** The Planning and Zoning Commission may convene in executive session to conduct a private consultation with its attorney on any legally posted agenda item, when the Planning and Zoning Commission seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551.

E. ADJOURNMENT

POSTED, THIS THE 12TH DAY OF OCTOBER 2017 IN ACCORDANCE WITH SUBCHAPTER C OF CHAPTER 551 OF THE TEXAS GOVERNMENT CODE (TEXAS OPEN MEETINGS ACT).



Posted by
Mickie Matlock
Deputy City Secretary