

MINUTES OF THE MEETING OF THE PLANNING COMMISSION HELD IN THE COUNCIL CHAMBERS, AT CITY HALL, 1212 AVENUE M, HUNTSVILLE, TEXAS ON THE 20TH DAY OF FEBRUARY 2020 AT 5:30 PM.

Members present: Woods; Hooten; Whitehead; Thompson; Carpenter; Nichols

Members absent: Jenkins

City staff present: Ridley; Larkins; Byal

1. CALL TO ORDER

The meeting was called to order by Chairman Woods. [5:30 PM]

2. PLEDGE OF ALLEGIANCE

- a. U.S. Flag
- b. Texas Flag

3. INVOCATION

Chairman Woods led the invocation.

4. CONSIDER the Preliminary Plan for Ravenwood Crossing, Lot 5, Block 1 located in the City Limits of Huntsville.

Planner, Leigha Larkins, gave an overview of the preliminary plan per the Staff Discussion Form. It was noted that the developer is providing the two (2) required points of access for the proposed development of the property from a dedicated public street. The proposed development will also have access from the dedicated 30' public access easement dedicated per the original subdivision plat for Ravenwood Crossing. Staff recommends approval of the Preliminary Plan as submitted.

Project Engineer, Daniel Beamon, answered Commission questions regarding which of the three access points for the development will be considered/used as the "main" entrance for the development.

Commissioner Nichols moved to approve the Preliminary Plan for Ravenwood Crossing, Lot 5, Block 1 as submitted. Second was by Commissioner Carpenter. The Preliminary Plan was approved by favorable vote of 5 to 1, Commissioner Hooten voting in opposition.

5. CONSIDER the applicant request to waive the 30-day plat approval requirement for the Minor Plat of the Reserve at Montgomery located in the City Limits of Huntsville.

City Planner, Janet Ridley, gave an overview of the application per the Staff Discussion Form.

Commissioner Thompson moved to approve the waiver for the 30-day plat approval. Second was by Commissioner Whitehead. The vote was unanimous.

6. CONSIDER the minutes of the February 6, 2020 meeting.

Commissioner Hooten moved to approve the minutes from the February 6, 2020 meeting. Second was by Commissioner Whitehead. The vote was unanimous.

7. CONSIDER the minutes of the February 6, 2020 workshop.

Commissioner Hooten moved to approve the minutes from the February 6, 2020 workshop meeting. Second was by Commissioner Whitehead. The vote was unanimous.

8. DISCUSS & CONSIDER the Planning Commission 2020 Work Schedule.

Chairman Woods inquired/requested Decision Packages be presented to the Commission for the work items relating to Development Code language revisions.

Commissioner Thompson inquired regarding his request to have the Commission review the current Development District classifications for property located adjacent to arterial streets.

Staff responded that Decision Packages will be prepared for the Commission for Development Code language revisions and that the Development District reclassification will be deferred and pending upon the recommendations of the update of the City's Comprehensive Plan which the Commission will be involved with this year.

The Commission approved the 2020 Work Schedule as presented.

9. PUBLIC COMMENTS

There were none.

10. ITEMS OF COMMUNITY INTEREST

Announcements concerning items of community interest from the Commission and City Staff for which no action was discussed.

11. ADJOURNMENT

Chairman Woods adjourned the meeting. [5:50PM]