

PLANNING & ZONING COMMISSION  
REGULAR SESSION  
April 6, 2020

The Planning and Zoning Commission of the City of Athens, Texas met in Regular Session on Monday, April 6, 2020, 5:30 p.m. in the Derek D. Daniels Conference Room of the Athens Partnership Center, 201 West Corsicana Street, Athens, Texas. The following members were present constituting a quorum: Mark Carroll, Scott Fullingim, Kyle Tidmore and Chris Tinsley.

Audrey Sloan, Director of Development Services, and Michael Hannigan were also present.

The meeting was called to order by Chairperson Carroll.

**CONSIDER APPROVING THE MINUTES OF THE MARCH 2, 2020 REGULAR SESSION.**

Member Tinsley made a motion to approve the minutes. The motion was seconded by Member Fullingim and passed unanimously.

**DISCUSS/CONSIDER A REQUEST FROM CRONE BUILDERS, LLC FOR APPROVAL OF THE FINAL PLAT OF TRACTS 25, 25G, 25G-1, 25G-2 AND 25G-3 OF THE WILLIAM TRIMMER SURVEY A-758, ALSO KNOWN AS PROPERTY ID R19776 LOCATED AT THE SOUTHEAST CORNER OF CR 4500 AND CR 4628. THIS PROPERTY IS LOCATED IN THE CITY'S EXTRATERRITORIAL JURISDICTION (ETJ).**

Sloan described the location of the property and stated that the applicant is proposing to subdivide the property for residential development. The plat is compliant with the city's zoning and subdivision ordinances. Chairperson Carroll closed the public hearing. Member Tinsley made a motion to approve the request. The motion was seconded by Member Tidmore and was approved unanimously.

**PUBLIC HEARING CONCERNING A REQUEST RODNEY SESSION FOR APPROVAL OF A ZONING CHANGE FROM AGRICULTURE (A) TO SINGLE FAMILY – 5 (SF-5) AND A SPECIFIC USE PERMIT FOR A MANUFACTURED HOME FOR LOT 5 OF THE F. M. COKER TRACT, B. C. WALTERS SURVEY A-797, ALSO KNOWN AS 907 CREAM LEVEL ROAD.**

Chairperson Carroll opened the public hearing. Sloan described the location of the property and stated that the applicant is requesting the zoning change and specific use permit in order to install a manufactured home on the property. There is a mix of site built and manufactured homes on Cream Level Road currently. The surrounding property owners were notified of the request, but no responses were returned. Chairperson Carroll closed the public hearing.

**DISCUSS/CONSIDER A REQUEST FROM RODNEY SESSION FOR APPROVAL OF A ZONING CHANGE FROM AGRICULTURE (A) TO SINGLE FAMILY – 5 (SF-5) AND A SPECIFIC USE PERMIT FOR A MANUFACTURED HOME FOR LOT 5 OF THE F. M. COKER TRACT, B. C. WALTERS SURVEY A-797, ALSO KNOWN AS 907 CREAM LEVEL ROAD.**

Member Tinsley made a motion to approve the request. The motion was seconded by Member Fullingim and was approved unanimously.

**PUBLIC HEARING CONCERNING THE REPEAL AND REPLACEMENT OF SECTION 31A OF THE ZONING ORDINANCE, IN ITS ENTIRETY, REGARDING TEMPORARY USE PERMITS.**

Chairperson Carroll opened the public hearing. Sloan discussed the proposal to replace the existing Temporary Use Permit ordinance with a new ordinance that addresses both temporary events and

temporary structures as the current ordinance only addresses events. The new ordinance also establishes appropriate time frames and other guidelines for each type temporary use and structure. Chairperson Carroll closed the public hearing.

**DISCUSS/CONSIDER THE REPEAL AND REPLACEMENT OF SECTION 31A OF THE ZONING ORDINANCE, IN ITS ENTIRETY, REGARDING TEMPORARY USE PERMITS.**

The Commission discussed the proposal to add a category for temporary to permanent uses. Sloan requested time for staff to review the proposal and stated that it would be brought back to the Commission for action at a later date. The item remained tabled.

**ADJOURN**

The meeting was adjourned.

**PASSED AND APPROVED ON THIS THE 4<sup>th</sup> DAY OF MAY 2020.**

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Chairman

ATTEST: \_\_\_\_\_  
Sheila Garrett, Development Coordinator