

CITY OF WILLARD
PLANNING AND ZONING
SPECIAL MEETING
December 18, 2012
7:00 P.M.

Meeting opened by Chairman Ryan Nicholls at 7:00 p.m.

Staff present: City Administrator, Nick Heatherly; City Clerk, Dale Duvall; and Director of Development, Randy Brown.

Attorney Ken Reynolds was also present.

Guests present: Doug Remshaw, Trevor Remshaw, Paul Enger, Chris Upp, Nedaline Remshaw, Kenneth Remshaw, Peter Engel and Darin Stribling.

Roll Call:

Present: Secretary Valorie Simpson, Mayor Keltner, Vice-Chairman Robert Taylor, Chairman Ryan Nicholls and Lucille Murray. Absent: Cyndi-Trapp and Charles Gugel.

Approve Agenda:

Motion by Robert Taylor with a second by Valorie Simpson to approve the agenda. All votes "Aye". Motion passed.

Approve the minutes from the December 6, 2012 meeting:

Motion by Valorie Simpson; Second by Mayor Keltner to approve the minutes. Valorie Simpson-Aye, Lucille Murray-Aye and Mayor Keltner- Aye. Robert Taylor and Ryan Nicholls abstained. Three votes "Aye". Two Abstentions due to absence. Motion passed.

Commission Discussion and Recommendation to the Board of Aldermen for the rezoning request of Conco, from R-1 to C-2 for the Highway 160 West Subdivision.

The City Administrator discussed the staff review for the proposed rezoning, stating that there was an error on the sketch plan stating the current zoning as A-1. The correct zoning is R-1. The City Administrator also stated that the comprehensive plan states agriculture for future use, that Hunt Rd. does not meet the city standards for a collector road and that stormwater detention will need to be addressed.

Public Hearing to consider and recommend to the Board of Aldermen, a rezoning request from R-1 to C-2 for the Highway 160 West Subdivision.

The City Attorney opened the public hearing at 7:07 p.m. and closed the hearing at 7:08 p.m. due to no public comment.

Request for approval and recommendation to the Board of Aldermen of the rezoning request from R-1 to C-2 for the Highway 160 West Subdivision.

Commission member, Valorie Simpson stated concern for traffic on Hunt Rd. for the Fox Creek Subdivision home owners. Commission member, Robert Taylor asked about drainage concerns. **Motion** was made by Mayor Keltner and seconded by Robert Taylor to accept the rezoning request. All votes "Aye". Motion passed.

Sketch plan for the Highway 160 West Subdivision

After review by the City Administrator, a Motion was made by Robert Taylor and seconded by Valorie Simpson to approve the sketch plan. All votes “Aye”. Motion passed.

Sketch plan for the Alejandra Carden Subdivision

After review by the City Administrator, a Motion was made by Robert Taylor and seconded by Valorie Simpson to approve the sketch plan. All votes “Aye”. Motion passed.

Old Business

None

Adjourn Meeting:

Motion by Lucille Murray with a second by Robert Taylor to adjourn the meeting; all votes “Aye”.

Meeting adjourned at 7:35 p.m.

Dale Duvall, City Clerk

Ryan Nicholls, P& Z Commissioner