

MINUTES – REGULAR SESSION
TOM BEAN PLANNING AND ZONING COMMISSION
201 S Britton Tom Bean, Texas 75489
HTTP://WWW/TOMBEANTX.GOV
Monday, January 9th, 2023 – 6:00 p.m.

On Monday November 14th, 2022, at 6:08 p.m. the Tom Bean Planning and Zoning Commission met in regular session in the Tom Bean City Council Chambers.

1. **CALL TO ORDER** – Call to order by Chair Andrew Fulenwider.

2. **ROLL CALL**

Andrew Fulenwider, Chair - Present

Josh Merriman - Present

Ricky Selman, Secretary/Vice Chair- Present
Present

Donnie Achimon, Alt -

Sam Ellis – Not Present

Brent Chapman - Present

Rae Roth, City Secretary - Present

Tammy Phillips, Court Clerk – Not Present

Guests: Ricky Thomas, Sarah Dusenberry, Chief Green, Jason Langford, Steve Dane, Albert Ellis, Sherry Howard, Larry Howard, Brittany Melton, Dawson Nitcholas, and John McGraw

3. **PUBLIC COMMENTS**

4. **PUBLIC HEARING: 6:09 p.m.**

Consider an application requested by: Burnside Organization LLC, a Texas limited liability company.

Property Description: A TRACT OF LAND, CONSISTING OF 15.54 ± ACRES OF LAND LOCATED IN THE ROBERT MCKINNEY SURVEY, ABSTRACT NO. 855, GRAYSON COUNTY, TEXAS, IN THE CITY OF TOM BEAN, GRAYSON COUNTY, TEXAS. For the purpose of a zoning request seeking amendments to the City of Tom Bean Zoning Ordinance and creation of City of Tom Bean Planned Development District PD-1 (PD-1) (Mitchell Estates). Proposed uses include Single Family Residential.

ORDINANCE NO. 2023-01

CITY OF TOM BEAN, TEXAS

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TOM BEAN, TEXAS, AMENDING TOM BEAN'S ZONING ORDINANCE, AS AMENDED, TO REZONE A TRACT OF LAND, CONSISTING OF 15.54 ± ACRES OF LAND LOCATED IN THE ROBERT MCKINNEY SURVEY, ABSTRACT NO. 855, GRAYSON COUNTY, TEXAS, IN THE CITY OF TOM BEAN, GRAYSON COUNTY, TEXAS, HERETOFORE ZONED SINGLE FAMILY - ESTATE; PROVIDING THAT THE TRACT IS HEREBY REZONED AS A PLANNED DEVELOPMENT DISTRICT AND PLACED IN THE PLANNED DEVELOPMENT DISTRICT ZONING CLASSIFICATION (PD-1); DESCRIBING THE TRACT TO BE REZONED; ESTABLISHING DEVELOPMENT STANDARDS; PROVIDING A PENALTY CLAUSE, SAVINGS AND REPEALING CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE; AND PROVIDING FOR THE PUBLICATION OF THE CAPTION HEREOF.

End Public Hearing: 6:15 p.m.

Motion: Upon a motion made from Fulenwider and seconded by Chapman the board voted (5) five for ending the public hearing and (0) none opposed.

5. NEW BUSINESS:

- 5.1 Discuss, consider, and act upon the requested Zone Change from Single Family – Estate to PD-1 described above and passage of Ordinance No. 2023-01.

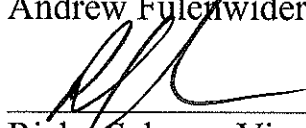
Motion: Upon a motion made from Fulenwider and seconded by Achimon the board voted (5) five against and (0) none opposed.

6. ADJOURNMENT

Motion: Upon a motion made from Fulenwider and seconded by Selman the board voted (5) five for and (0) none opposed to adjourn meeting at 6:30 p.m.



Andrew Fulenwider, Chair



Ricky Selman, Vice Chair/ Secretary