

MINUTES OF THE PLANNING & ZONING COMMISSION MEETING
OF THE CITY OF JOURDANTON, 1604 STATE HIGHWAY 97 EAST,
JOURDANTON TEXAS 78026
May 19, 2022 AT COUNCIL CHAMBERS AT 6:00 P.M.

Roll Call to Establish Quorum: Chairman Donna Blue

<i>Chairman: Donna Blue</i>	<i>City Manager Lamar Schulz</i>
<i>Vice Chairman: Margaret Steffek</i>	<i>City Secretary Debbie Molina</i>
<i>Planning and Zoning</i>	<i>Code Compliance Specialist Rachel Garza</i>
<i>Commission: Megan Cruz</i>	<i>City Attorney Dan Santee (absent)</i>
<i>James Dornak</i>	
<i>Linda Casas</i>	

CALL TO ORDER, INVOCATION, AND PLEDGES OF ALLEGIANCE

Chairman Donna Blue called the meeting to order at 6:01 p.m. Blue gave the invocation and the Pledges of Allegiance.

HEARING OF RESIDENTS

No comments were heard.

CONSIDERATION/ DISCUSSION ITEMS

- 2.1 **Public hearing, discussion and possible action to recommend approval or denial to the City Council regarding an application for special use permit for property located at 1110 Poplar St., and legally described as BLK 241 LTS 6, 8 & 10, Jourdanton, Atascosa County, Texas. The property is currently zoned SF-1 Single - Family Residential Property. The applicant, Donaciano Martinez is seeking a special use permit to allow a manufactured home on the property:**

Chairman Donna Blue opened the public hearing at 6:04 p.m. Code Compliance Specialist Rachel Garza informed the Commission that Donaciano Martinez applied for a special use permit for a special use permit to place a 2022 Somerset, 32' x 60' manufactured home at 1110 Poplar Street. Garza stated that the application met the criteria for placing a manufactured home on the property. Donaciano Martinez was present. Martinez informed the Commission that the current manufactured home on the property would be replaced with the new home. Chairman Donna Blue closed the public hearing at 6:08 p.m.

A motion was made by Vice Chairman Steffek and duly seconded by Commission Member Dornak to recommend an approval to grant a special use permit to place a manufactured home on property located at 1110 Poplar, and legally described as BLK 241 LTS 6, & 10, Jourdanton, Atascosa County, Texas. The motion passed unanimously.

- 2.2 **Public hearing, discussion and possible action to recommend approval or denial to the City Council regarding an application for rezoning property from SF1, Single Family Residential to Single Family Residential/Garden Home located at 1102 Magnolia St., and legally described as BLK 256, LT 11A Jourdanton, Atascosa County, Texas. The property is currently zoned SF-1, single family residential. The applicant, Peter Douglas is seeking a change in zoning from single family residential to single family garden home to allow a manufactured home on the property:**

Chairman Donna Blue opened the public hearing at 6:12 p.m. Code Compliance Specialist Rachel Garza informed the Commission that Peter Douglas applied to rezone his property located at 1102 Magnolia Street from SF1, Single Family Residential to Single Family Residential/Garden Home. Peter Douglas was present. Chairman Donna Blue closed the public hearing at 6:16 p.m.

A motion was made by Vice Chairman Steffek and duly seconded by Commission Member Casas to recommend an approval to rezone 1102 Magnolia St., legally described as BLK 256 LT 2A, Jourdanton, Atascosa County, Texas, from SF-1, Single Family Residential to SF-GH Single Family Residential-Garden Home. The motion passed unanimously.

- 2.3 **Public hearing, discussion and possible action to recommend approval or denial to the City Council regarding an application for rezoning property from C-Commercial to Single Family/Garden Home located at 717 Pecan St., and legally described as BLK 165, LTS 17 & 19, Jourdanton, Atascosa County, Texas. The property is currently zoned C-Commercial. The applicant, Joel Ordonez is seeking a zoning change from commercial to single family residential garden home to allow a single-family home on the property:**

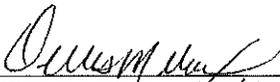
Chairman Donna Blue opened the public hearing at 6:23 p.m. Code Compliance Specialist Rachel Garza informed the Commission that Joel Ordonez applied to rezone his property at 717 Pecan Street from C-Commercial to Single family residential garden home. Joel Ordonez was present. Ordonez informed the Commission that he wanted to build a new home on the property. Chairman Donna Blue closed the public hearing at 6:31 p.m.

A motion was made by Commission Member Casas and duly seconded by Commission Member Cruz to approve a recommendation to rezone 717 Pecan St., legally described as BLK 165 LT of 17 & 19, Jourdanton, Atascosa County, Texas, from a Commercial Zone to Single Family Residential-Garden Home. The motion passed unanimously.

ADJOURNED

3.1 Adjourned.

A motion was made by Commission Member Casas and duly seconded by Commission Member Cruz to adjourn. The motion passed unanimously. Chairman Blue adjourned the meeting at 6:33 p.m.



DEBBIE G. MOLINA, CITY SECRETARY



DONNA BLUE, CHAIRMAN