



450 Thunder Head Lane • P.O. Box 1150 • Annetta, Texas 76008 • (817) 441-5770

## Planning and Zoning Commission Meeting Minutes

The Town of Annetta Planning and Zoning Commission was held on Thursday, June 11, 2020, at 7:00 p.m. in the Annetta Town Hall at 450 Thunder Head Lane to consider the following agenda:

### I. Statement of Rules of Proceedings:

The rules for the conduct of tonight's meeting are to ensure fairness to all persons interested in speaking either about general planning matters or a specific item. Anyone wishing to address the Commission regarding an item on this agenda is asked to complete a "Request to Address the Commission" form available on the credenza. Please turn them in to the Secretary of the Planning and Zoning Commission prior to the meeting. All persons turning in a form will have the opportunity to speak (subject to a time period as specified by the Planning and Zoning Commission Chairman). Please limit your comments to new and relevant factual information. Persons wishing to make a general comment not addressing a particular agenda item are invited to do so at this time.

### II. Call to order:

*Chair Traci Fambrough called the meeting to order at 7:00 p.m.*

### III. Pledge of Allegiance/Invocation of Prayer.

*Commissioners Mike Herring led the pledge and Guy Wilson gave the invocation.*

### IV. Roll call/Quorum check.

*A quorum check revealed that Traci Fambrough, Lee Ancona, Mike Herring, and Guy Wilson were all present. Steven Wood arrived at 7:11 p.m and Steve Barron was absent.*

### V. Public Comments:

In compliance with the Texas Open Meetings Act, unless the subject matter of the presentation is posted on the agenda, the Planning and Zoning Commissioners may not discuss the subject but may respond only with a statement of fact or of existing city policy or may agree to place the item on the agenda of a future meeting of the Commission. The Chairman of the Planning and Zoning Commission may place a reasonable time limit on each presentation.

*No Presentations*

### VI. Approval of Minutes:

Consideration and approval of minutes of the Planning and Zoning Commission meetings of the Town of Annetta held on March 12, 2020.

*J.D. Davis moved to approve the minutes as recorded and Lee Ancona seconded the motion, with all aye. Motion passed unanimously.*

**VII. New Business:**

**VIII. Workshop Discussion:**

- a. Review current fence ordinance and discuss modifying fence ordinance including maximum height, material usage, visibility at intersections and set backs for front yard fences.

*Recent requests from property owners wanted clarification of the ordinance. Guy Wilson pointed out that the property owners' concerns were not covered by current ordinances and therefore not subject to approval. Since property owners did need clarification Traci Fambrough and J.D. Davis felt the ordinances need better descriptions regarding acceptable size and materials. Steven Wood stated that we can regulate aesthetics but that can create issues due to opinions of what is acceptable. It was decided to get input from the City Attorney for guidelines to follow. Steven Wood motioned that we seek the opinion from the City Attorney and Mike Herring seconded, will all aye.*

- b. The Commission will review the town map and boundaries as well as the Town of Annetta Comprehensive Plan.

*The item was not addressed at this meeting.*

- c. The Commission will discuss current or potential non-compliance of land uses within the Town of Annetta and it's ETJ.

*The item was not addressed at this meeting.*

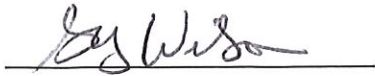
- d. The Commission will discuss the need for potentially re-zoning portions of the Town of Annetta to be more consistent with the Comprehensive Plan and it's stated goals.

*Discussion amongst commission members and residents in attendance about the need for definitions of zoning within the City. Traci Fambrough reiterated her opinion that we need City Consultant Craig Farmer to give us his input on what can be done with zoning. Since most if not all subdivided platted land within the city has deed restrictions in place, zoning un-platted land is where we need clarification. Steven Wood motioned that we seek the opinion of Craig Farmer on how we can create zoning with less restrictions on parcels of un-platted land of greater than 2 acres, Lee Ancona seconded, with all aye.*

**IX. Adjournment:**

Commissioner Steven Wood motioned to adjourn the meeting, Commissioner Guy Wilson seconded the motion, with all aye. Chair Traci Fambrough adjourned the meeting at 8:35 p.m.

These minutes were approved on the 9th day of July, 2020



Guy Wilson, Secretary



Traci Fambrough, Chair