

Minutes of the
Planning and Zoning Commission (P&ZC)
City of Belton
333 Water Street
Tuesday, December 22, 2020

The Planning and Zoning Commission met at 5:30 P.M. at the Harris Community Center, 401 North Alexander Street. The following members were present: Luke Potts (via Zoom), David Jarratt (via Zoom), Quinton Locklin, Stephanie O'Banion (via Zoom), Ty Hendrick and Dave Covington. Commission Chair Brett Baggerly, Allision Turner and Zach Krueger were absent. The following staff members were present: City Manager Sam Listi, Interim Director of Planning Bob van Til, Planner Tina Moore, Planning Clerk Laura Livingston and IT Specialist Alex Munger.

Pledge of Allegiance – Commission Vice Chair Dave Covington led all present.
Invocation – Commission Member Quinton Locklin gave the Invocation.

1. Call To Order.

Commission Vice Chair Mr. Covington called the meeting to order at 5:30 P.M.

2. Public comments. (Audio 00:53)

With no one from the public in the audience, Commission Member Mr. Covington closed the public comments portion of the meeting.

3. Consider approval of minutes from previous meeting. (Audio 1:09)

Commission Member Ty Hendrick made a motion to approve the minutes from the November 17, 2020 meeting, seconded by Commission Member Mr. Locklin. The motion passed unanimously with 6 ayes, 0 nays.

4. (WITHDRAWN BY THE APPLICANT) Z-20-21 Hold a public hearing and consider a zoning change from Commercial-1 (C-1) to a Commercial-2 (C-2) on approximately 0.81 acres located at 671 West Highway 190 Service Road, generally west of I-35, near the intersection of West US Highway 190 and Connell Street, at the northwest corner, described as Faith Acres Phase 2, Block 1, Lot 1, 0.814AC.

5. P-20-28 Consider a final plat of Southwood Hills Phase III comprising 15.743 acres, located on the west side of Connell Street, south of Laila Lane and north of Huey Drive. (Audio 2:20)

Staff Planner Ms. Moore presented the staff report. (Exhibit A)

Commission Member Ms. O'Banion made a motion to approve P-20-28 as recommended by Staff. Commission Member Mr. Hendrick seconded the motion. The motion was approved with 6 ayes, 0 nays.

6. Receive report on Sidewalk Master Plan Update. (Audio 8:05)

Interim Director of Planning Mr. Bob van Til presented the staff report. (Exhibit B)

Commission Member Mr. Hendrick asked about the meetings, which will all be public. Mr. Van Til said they are encouraging input. Commission Member Mr. Potts asked if there were any sticking points right now. Mr. Van Til said no, and as a Staff they will develop a product that they hope the public will like and they look

forward to discussing it with everyone. Commission Member Mr. Jarratt commented on the timeline of the master plan.

7. Receive an update on administratively approved plats. (Audio 13:52)

Staff Planner Ms. Tina Moore said staff will start presenting a monthly update of administratively approved plats. Changes made to the Subdivision Ordinance earlier this year allows for plats with fewer than four lots to be administratively approved. This monthly update will help keep the P&ZC aware of the progress made on plats not required to go before the Commission. (Exhibit C)

With no further business, the meeting was adjourned 5:47 p.m. (Audio ends at 16:29)

Chair, Planning and Zoning Commission