

Village Of Salado
Regularly Schedules Planning & Zoning Commission
Meeting Minutes
Municipal Building, 301 N. Stagecoach Drive
1:30 p.m., July 21, 2015

I. Call to Order.

Chairman Gerry Reihsen called the meeting to order at 1:35 p.m.

Members present: Larry Wolfe, Merle Stalcup, Ron Coleman, Josh Bratton.

Others present: Kim Foutz, Village Administrator; Mary Ann Ray, Village Secretary.

II. Regular Agenda.

- I. Consider and take action on the Construction Plat of Amity Estates Phase II, a ±47.517 acre, 50-lot, residential subdivision, part of a ±177.473 acre tract, 197-lot subdivision, located at/near the southwest corner of Amity Road and FM 1670 in the extraterritorial jurisdiction.

Administrator Foutz explained that the concept plan for Phase II was approved in February; the lots conform to the original plan. All concurrence letters from utility companies have been received. There was discussion about the numbers of entrances onto Amity Road.

Larry Wolfe made the motion to approve the plat. Josh Bratton seconded. The motion carried unanimously. The item will be referred to the Board of Aldermen.

- II. Hold a Public Hearing and consider adopting an Ordinance authorizing amendment to Ordinance 2013.08, Zoning Ordinance, amending Section 5.2 Landscaping.

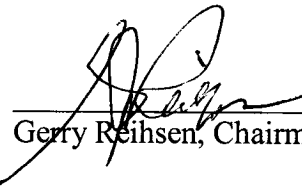
Administrator Foutz asked the Commission to convene in workshop for this item. Chairman Reihsen declared the workshop open at 1:42 p.m.

Administrator Foutz explained that this is a complete rewrite of the Landscape portion of the Zoning Ordinance and is designed to add value, promote the welfare of the community, improve surface drainage, prevent erosion, and promote the community brand. The Commission discussed making the following changes to the Ordinance: landscape plans can be submitted by anyone, not necessarily a landscape architect or other person knowledgeable in plant material usage, etc.; further evaluate deviations and appeals and send comments to Village Administrator; cut from Section L the irrigation

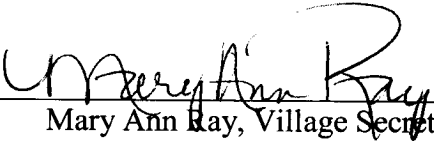
requirements for single-family, duplexes, and townhomes; clarified that Section L applies to new development only; and added to the Applicability Table that the ordinance applies only to new development and not to single-family dwellings.

No motion was made to approve the Ordinance with proposed changes.

Chairman Reihsen adjourned the meeting at 3:14 p.m.



Gerry Reihsen, Chairman



Mary Ann Ray, Village Secretary