

**City of Lockhart
Planning and Zoning Commission
July 11, 2018**

MINUTES

Members Present: Philip Ruiz, Philip McBride, Paul Rodriguez, Manuel Oliva, Mary Beth Nickel, Christina Black

Members Absent: Marcos Villalobos

Staff Present: Dan Gibson, Christine Banda

Visitors/Citizens Addressing the Commission: Johnny Granado, Jr., Johnny Granado, Sr., Lauren Stewart

1. Call meeting to order. Chair McBride called the meeting to order at 7:02 p.m.
2. Citizen comments not related to an agenda item. None.
3. Consider the Minutes of June 27, 2018 meeting.

Commissioner Nickel moved to approve the June 27, 2018, minutes. Commissioner Oliva seconded, and the motion passed by a vote of 6-0.

4. SUP-18-08. Hold a PUBLIC HEARING and consider a request by Johnny Granado, Jr. for a Specific Use Permit to allow a Manufactured Home on Lots 12 and 13, Block 3, Oakview Annex Addition, consisting of 0.15 acre zoned RMD Residential Medium Density District and located at 803 Fourth Street.

Mr. Gibson reminded the Commission members that this was a repeat application for the same applicant whose specific use permit was not approved at a previous meeting in June due to a tie vote on a motion and second to approve, with one commission member absent. He presented the staff report, including maps and photos of the subject site and surrounding area. He noted that there was a petition in support of the proposed manufactured home in the commission's agenda packet, and that another petition and one letter in support that had been submitted after the packet was mailed. There were no letters or petitions received in opposition to the SUP. He said staff recommended approval.

Chair McBride opened the public hearing and asked the applicant to come forward.

Johnny Granado, Jr., of 115 Meadowlark in Kyle, was the applicant and said he planned to live in the proposed manufactured home. He listed the improvements that he would make to the home and property, including a large concrete driveway, a porch across the entire front of the home, and additional trees to replace the existing palm tree that was to be removed.

Johnny Granado, Sr., of 115 Meadowlark in Kyle, said he supported his son's application.

Lauren Stewart, of 115 Meadowlark in Kyle, said that she was the applicant's girlfriend and supported his application. She used a display board to illustrate the proposed improvements. She said that when they spoke with neighborhood residents about the proposed manufactured home, they received only positive feedback.

Chair McBride closed the public hearing.

Commissioner Oliva moved to approve SUP-18-08. Commissioner Rodriguez seconded, and the motion passed by a vote of 6-0.

5. Discuss the date and agenda of next meeting, including Commission requests for agenda items.

Mr. Gibson announced that applications had been received for agenda items to be considered at the next meeting on July 25, 2018.

6. Adjourn.

Commissioner Oliva moved to adjourn, and Commissioner Black seconded. The motion passed by a unanimous vote, and the meeting adjourned at 7:25 p.m.

Approved: 7/25/2018
(date)


Christine Banda, Recording Secretary


Philip McBride, Chairman