

**May Agenda**  
**Planning Commission Meeting / Board of Adjustments**  
**Monday, May 6<sup>th</sup>, 2024**

**1. Call Meeting to Order at 6 p.m.**

**2. Roll Call**

**3. Action on April Minutes**

**4. Announcements**

- Joint Work Session w/ City Council – Monday, May 13<sup>th</sup>, 2024 6pm
- Next PC Work Session – Monday, May 27<sup>th</sup>, 2024 6pm
- Next PC Regular Meeting – Monday, June 3<sup>rd</sup>, 2024 6pm

**5. Unfinished Business**

- None

**6. New Business**

- **Rezone Application**, Slone Porter Family Trust, Parcel# 23-00206-000, McClure Dr. Rezoning ~0.35 acres from AG to R1.
- **Lot Split Application**, Esterer Investments LLC, Parcel# 23-00088-000, Rocky Ridge Trail, Split of ~8.8 acres from current 28.4-acre Parent Tract.
- **Conditional Use Permit**, Adan Martinez & Daisy Garza – 4012 Cameron Lane – Operation of Fencing Company Business from their home.
- **Pre-Plat/Large Scale Development**, Pediatric Plus, Parcel# 23-00285-000, 3415 N. Dixieland Rd.
- **Annual Review of Conditional Use Permit**, Marc Barry, Marc Barry Engineering Structural Consultants, PLLC, 860 Wildflower Ln.

**7. Adjourn from Planning Commission Meeting**

**May Agenda**  
**Planning Commission Meeting / Board of Adjustments**  
**Monday, May 6<sup>th</sup>, 2024**

**1. Board of Adjustments: Call to Order**

- **Variance Application**, Slone Porter Family Trust, Parcel# 23-00206-000, McClure Drive. Requesting Variance for lack of 150' Public Road Frontage. Contingent on City Council approval of rezone request.

**2. Adjourn Board of Adjustments Meeting**

**May Agenda**  
**Planning Commission Meeting / Board of Adjustments**  
**Monday, May 6<sup>th</sup>, 2024**

**Roll Call**

- Chairman Bill Towle ✓  
\_\_present \_\_absent
- Vice Chairman Stephen Montellano ✓  
\_\_present \_\_absent
- Commissioner Ellen Leonard ✓  
\_\_present \_\_absent
- Commissioner Richard Crow ✓  
\_\_present \_\_absent
- Commissioner Kelly Horn ✓  
\_\_present \_\_absent
- Commissioner Keith Ramsey ✓  
\_\_present \_\_absent
- Commissioner Marc Barry ✓  
\_\_present \_\_absent

**May PC Meeting Minutes  
Planning Commission  
Monday, May 6, 2024**

1. **Called the meeting to order at 6:00-** Commissioner Chairman Bill Towle

2. **Roll Call-**

- |                                     |         |
|-------------------------------------|---------|
| • Chairman Bill Towle-              | present |
| • Vice Chairman Stephen Montellano- | present |
| • Commissioner Marc Barry-          | present |
| • Commissioner Richard Crow-        | present |
| • Commissioner Kelly Horn-          | present |
| • Commissioner Ellen Leonard-       | present |
| • Commissioner Keith Ramsey-        | present |

3. **Action on April Minutes**

Marc Barry motioned to approve the minutes as they stand.

Keith Ramsey motioned to second the motion.

**Vote:** Vice Chairman Stephen Montellano- yes

Commissioner Marc Barry- yes

Commissioner Richard Crow- yes

Commissioner Kelly Horn- yes

Commissioner Ellen Leonard- yes

Commissioner Keith Ramsey- yes

4. **Announcements**

- Chairman Towle announced the following:
  - Joining Work Session w/City Council - Monday, May 13th, 2024 6pm, mentioned topics to be discussed. Working together for better solutions.
  - Next PC Work Session - Monday May 27th, 2024 6pm - Updated to Tuesday, May 28th 6pm due to Memorial Day Holiday, clarified by Richard Crow and Ellen Leonard.
  - Next PC Regular Meeting - Monday, June 3rd, 2024 6pm

5. **Unfinished Business**

- None

6. **New Business**

- Rezone Application, Slone Porter Family Trust, Parcel# 23-00206-000, McClure Dr. Rezoning ~ 0.35 acres from AG to R1

Motion to accept Rezone Application for Mr. Slone Porter: Richard Crow

Seconded the motion: Keith Ramsey

**Vote:** Motion Passed Unanimously

- Lot Split Application, Esterer Investments LLC, Parcel# 23-00088-00, Rocky Ridge Trail, Split of ~ 8.8 acres from current 28.4-acre Parent Tract.

Motion to accept Lot Split Application as it reads today for Paul Esterer: Ellen Leonard

Seconded the motion: Stephen Montello

**Vote:** Motion Passed Unanimously

- Conditional Use Permit, Adan Martinez & Daisy Garza - 4012 Cameron Lane - Operation of Fencing Company Business from their home.

Motion to approve the Conditional Use Permit for 1 year term for Martinez Fencing located at 4012 Cameron Lane: Marc Barry  
 Seconded the motion: Ellen Leonard

**Vote:** Motion Passed Unanimously

- Pre-Plat/Large Scale Development, Pediatric Plus, Parcel# 23-00285-000, 3415 N. Dixieland Rd.

Motion to approve Pre-Plat/Large Scale Development, Pediatric Plus, Parcel# 23-00285-000, 3415 N. Dixieland Rd: Richard Crow  
 Seconded the motion: Marc Barry

**Vote:** Commissioner Vice Chairperson Stephen Montellano- yes  
 Commissioner Marc Barry- yes  
 Commissioner Richard Crow- yes  
 Commissioner Kelly Horn- yes  
 Commissioner Ellen Leonard- abstain  
 Commissioner Keith Ramsey- yes

- Annual Review of Conditional Use Permit, Marc Barry, Marc Barry Engineering Structural Consultants, PLLC, 860 Wildflower Ln.
  - Chairman Bill Towle asked Planning Secretary Marcela Pecina if for the record if there has been any citizen complaints or concerns regarding this?
  - Planning Secretary Marcela Pecina responded by stating that there has been none addressed to City Hall.
  - Commissioner Marc Barry stated that for the record he has also not heard of any complaints or concerns.
  - Chairman Bill Towle confirmed that he spoke to the Mayor and also no complaints or concerns to the City or the Planning Commission.

Motion to approve Renewal of Conditional Use Permit, Marc Barry, Marc Barry Engineering Structural Consultants, PLLC : Richard Crow  
 Seconded the motion: Keith Ramsey

**Vote:** Commissioner Vice Chairperson Stephen Montellano- yes  
 Commissioner Marc Barry- abstain  
 Commissioner Richard Crow- yes  
 Commissioner Kelly Horn- yes  
 Commissioner Ellen Leonard- yes  
 Commissioner Keith Ramsey- yes

## 7. Adjourn the PC Meeting

Commissioner Keith Ramsey motioned to adjourn from the Planning Committee to the Board of Adjustment meeting.

Commissioner Ellen Leonard seconded the motion.

**8. Call to Order- Board of Adjustments**

**9. Roll Call-**

- Commissioner Chairperson Bill Towle- present
- Commissioner Vice Chairperson Stephen Montellano- present
- Commissioner Marc Barry- present
- Commissioner Richard Crow- present
- Commissioner Kelly Horn- present
- Commissioner Ellen Leonard- present
- Commissioner Keith Ramsey- present

**10. Board of Adjustments: Call to Order**

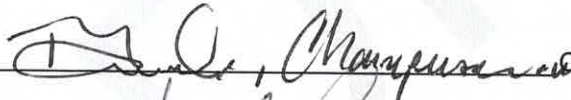
- **Variance Application, Slone Porter Family Trust, Parcel# 23-00206-000, McClure Drive. Requesting Variance for lack of 150' Public Road Frontage. Contingent on City Council approval of rezone request.**
  - Chairman Bill Towle recaptured it by stating that the Rezone request was approved this evening, at the previous meeting through the Planning Commission. Mr. Slone is not present tonight, if there is no objection, this will be tabled until further information is known. No opposition. All in favor?
  - All Commissioners agreed with "Aye".

**11. Adjourn from the Board of Adjustment meeting**

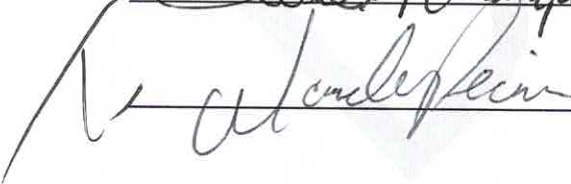
Commissioner Richard Crow motioned to adjourn the meeting.

Our next PC Work Session will be held on May 28th, 2024.

Our next PC Session will be held on June 3rd, 2024.



Commissioner Chair Bill Towle



Planning Secretary, Marcela Pecina



CITY OF  
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## Planning Commission Meeting Sign-In Sheet

NAME	ADDRESS	PHONE#
MEETING DATE: <u>05-06-2024</u>		
PAUL ESTERER	4933 Rocky Ridge, LF	479-685-6612
LAJ SPEWIC	411 Amison Rd Austin, Ar	501-590-9268
Sherry Moncrief	1322 Little Flock Drive	479-236-4148
Russell	1019 Earhart	
hinda + Richard Hayes	1770 Esthew Ln	
Jim + Kim Stewart	3503 N Dixieland	479-644-8672
DENNIS BAKER	1284 Rustic	
Daisy Garza	4012 Cameron Ln. LF	479-250-7007
Stone Porter	3821 McClure	801-301-3001
Debb Formanek		
Becky Festhuson	808 McClure Rd	479 531 1829
Shirley Wilkerson		
Dennis Marin	3406 N Dixieland R	479-899-2625