

**MINUTES**  
**PLANNING AND ZONING COMMISSION**  
**March 4, 2019**

The Planning and Zoning Commission of the City of Anna held a meeting at 7:00 p.m. on March 4, 2019, at the Anna City Hall Administration Building located, 111 North Powell Parkway, to consider the following items.

1. Call to Order and Establishment of Quorum

The meeting was called to order at 7:01 pm. Members present were Sandy Setliff, Don Callaham, Wayne Barton, Janine Johnson, Donald Henke, Leslie Voss, and Danny Ussery with none absent. Staff present was Maurice Schwanke and Alexis Vanderslice.

2. Invocation and Pledge of Allegiance

Mr. Schwanke gave the invocation and led the Pledge of Allegiance.

3. Consider/Discuss/Action on recommendation regarding the Bridges Addition Development Plat.

Mr. Schwanke gave a brief presentation and answered questions from the Commission. The development plat is located within Anna's extra territorial jurisdiction and is located off of the Southwestern side of County Road 477 and FM 2862. The tract is in the James Fisher Survey, Abstract No. 305 and contains 2.0 acres of land. The owner is proposing to put a new home, garage, and shop.

A motion was made by Commissioner Callaham, seconded by Commissioner Ussery to recommend approval of the development plat. The vote was unanimous.

4. Consider/Discuss/Action on recommendation regarding the Camden Parc Phase 4 Final Plat.

Mr. Schwanke gave a brief presentation and answered questions from the Commission. The final plat is located in the J.C. Brantley Survey, Abstract No. 114. The plat contains approximately 47.99 acres covering a section of land East of Highway 5 and to the South of Phase 1 and 2 of Camden Parc that will consist of 165 lots.

A motion was made by Commissioner Henke, seconded by Commissioner Setliff to recommend approval of the final plat. The vote was unanimous.

5. A) Conduct a public hearing to consider public comments regarding a request by Donn Collins, the representative for Kyle and Wendy Rollins, the owners of the property. The property is currently zoned Agriculture (AG). The applicant requests to replace the existing zoning to a proposed Planned Development for Multi-Family. The property is located at 1220 S Powell Pkwy.

The public hearing opened at 7:11 pm.

Mr. Schwanke gave a brief presentation of the history of the property, about the floodplain that goes through the property, and about how the proposed Planned Development compares to the other apartments in the city. He also answered questions from the committee.

Don Collins, the applicant, also gave a presentation and discussed the possible net acres that would be available for development for the project due to the floodplain and why commercial at the front would not be feasible. He answered multiple questions from the Commission.

The public hearing closed at 7:32 pm.

B) Consider/Discuss/Action on a recommendation regarding the request by the applicant and owners of the property to replace the existing zoning with a new Planned Development zoning.

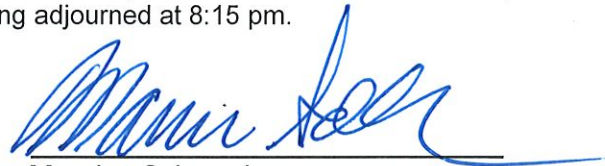
A motion was made by Commissioner Barton, seconded by Commissioner Henke, to recommend approval of the proposed planned development with an amendment to cap the maximum number of units at 300. The vote was unanimous. Don Collins and Mr. Schwanke agreed to the amendment as well.

6. Consider action to approve minutes of the February 4, 2019 Planning and Zoning meeting.

A motion was made by Commissioner Ussery, seconded by Commissioner Setliff to approve the February meeting minutes. Commissioner Callaham abstained from the vote and it passed with a vote of 6 yes, 0 no, and 1 abstained.

7. Adjourn

A motion was made by Commissioner Johnson, seconded by Commissioner Callaham to adjourn the meeting. The vote was unanimous. The meeting adjourned at 8:15 pm.



Maurice Schwanke  
Director of Planning and Development

ATTEST:

