

WHITE OAK PLANNING & ZONING COMMISSION
MEETING MINUTES
July 7, 2020

MEMBERS PRESENT: David Puckett, Mike Spencer, Robin Hood, John Frazier

MEMBERS ABSENT: Jo Swanson, Randy Brint, Kevin Berry

STAFF PRESENT: Charlie Smith, Melba Hart, Leah Brooks

GUESTS PRESENT: Paul Davis, Rick Williams, Zack Fogle

1. CALL TO ORDER – 5:03 p.m.

2. CONSIDERATION of minutes- June 2, 2020

Mike Spencer moved to approve, seconded by John Frazier. Carried 4-0.

3. PUBLIC HEARING regarding a request from Rick Williams for a Special Use Provision (SUP) permit to develop a retirement community consisting of 7 homes and a community center at Abstract 38 W.H. Castleberry Survey, Tract 12 Section 6, more commonly known as 710 E. Center St, White Oak, Texas

The public hearing was opened at 5:03 p.m. Rick Williams presented his request and made reference to a drawing of proposed layout of the project which includes seven units, a courtyard, garden area, walking trail, playground and community center.

City Coordinator Charlie Smith said plans need to be submitted and he will check with our city attorney regarding age restrictions.

Mr. Williams said he plans do the project in phases starting with remodeling the church into a community center. Mr. Smith explained that the SUP expires in 1 year, but as long as work is in progress it can be extended.

With no other public comments, the public hearing was closed at 5:18 p.m.

4. CONSIDERATION of request from Rick Williams for a Special Use Provision (SUP) permit to develop a retirement community consisting of 7 homes and a community center at Abstract 38 W.H. Castleberry Survey, Tract 12 Section 6, more commonly known as 710 E. Center St, White Oak, Texas

Mike Spencer said this project makes sense and would be an improvement to the area. There was discussion regarding age stipulations, length of visitor stay, specifics on layout, etc. Mr. Williams said all those considerations would be covered in the rental contract. City Coordinator Smith said there needs to be stipulations put on the SUP. Mr. Smith and Mr. Williams will meet to work out details.

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Mike Spencer moved to table until the next meeting, seconded by Robin Hood. Carried 4-0.

5. PUBLIC HEARING regarding a request from Zack Fogle to build a single-family dwelling at Abstract 38 W.H. Castleberry Survey, Tract 137-20, Section 8, more commonly known as 2088 Cherokee Trace, White Oak, Texas

Public hearing was opened at 5:31 p.m. Zack Fogle explained this was previously approved in 2017 but he was not ready to build and the SUP expired.

With no other public comments, the public hearing was closed at 5:33 p.m.

6. CONSIDERATION of request from Zack Fogle to build a single-family dwelling at Abstract 38 W.H. Castleberry Survey, Tract 137-20, Section 8, more commonly known as 2088 Cherokee Trace, White Oak, Texas

Mike Spencer moved to approve, seconded by John Frazier. Carried 4-0.

7. DISCUSSION regarding Planning & Zoning workshop session

City Coordinator Smith asked the board members to review their zoning books and email him with suggestions. Mike Spencer said he believes they need to go page by page in workshops so all will have a better understanding. He said they could establish a section to cover at each meeting.

8. ADJOURNMENT

Mike Spencer moved to adjourn at 5:47, seconded by David Puckett. Adjourned by consensus.

David Puckett, Chairman

Attest:

Melba Hart, Asst. City Manager/City Secretary