

JACKSONVILLE PLANNING AND ZONING BOARD MEETING
TUESDAY, OCTOBER 17, 2023
JACKSONVILLE CITY HALL COUNCIL CHAMBERS
315 S. RAGSDALE
12:00 PM

Meeting Items

CALL TO ORDER

Ms. McDonald called the meeting to order at 12: 00 PM.

APPROVAL OF MINUTES

Mrs. Pavletich made a motion to approve the minutes from June 20, 2023 as written. Mrs. Stahlen seconded the motion. Ms. McDonald called for a vote. All members voted. aye. The vote to pass the minutes was unanimous.

PUBLIC HEARING: REVIEW AND CONSIDER AN APPLICATION FOR A REQUESTED ZONE CHANGE FROM J (WHOLESALE, WAREHOUSE, AND MANUFACTURING) TO C (MULTIFAMILY LOW DENSITY) LOCATED AT TRACT 8, BLOCK 3450, ABSTRACT 269, J. FORD G08 IN THE 400 BLOCK OF LOOP 456, CITY OF JACKSONVILLE.

Chris Silvey explained to the board in detail the item on the agenda. Mr. Silvey explained the applicant is requesting a zone change on 5 acres located on loop 456 to allow for quadplexes to be built. Mr. Silvey stated the applicant put A (Single Family) on the application and submitted a site plan including quadplexes, which contradicts itself. Ms. McDonald opened the board up to the applicant or to those in favor. The applicant was not present. Ms. McDonald closed that portion of the meeting. Ms. McDonald opened the meeting up to those in opposition. No one was present. Ms. McDonald closed that portion of the meeting. Ms. McDonald opened the board up for discussion. Mr. Calcote stated it would be better to table the item until the paperwork is corrected. Mr. Franklin stated he was in agreement. Mr. Calcote made motion to table the item until the paperwork was corrected. Mrs. Pavletich seconded the motion. Ms. McDonald called for a vote, all members voted aye. Motion carries 5-0.

PUBLIC HEARING: REVIEW AND CONSIDER A SUBMITTED APPLICATION FOR A PRELIMINARY PLAT, CREATING LOTS 1 THROUGH 7 OF THE BAILEY LANE SUBDIVISION IN BLOCK NO. 24 OF THE JOSE PINEDA EAST FOUR LEAGUE GRANT, ABSTRACT NO. 41 CITY OF JACKSONVILLE, CHEROKEE COUNTY, TEXAS. LOCATED IN BETWEEN THE 1100 BLOCK OF BAILEY LANE AND UNIVERSITY HILLS SUBDIVISION.

Mr. Silvey explained to the board in detail the item on the agenda. To review and consider approval of a submitted preliminary plat. Mr.Silvey stated the proposed lots are located in the 1100 block of Bailey Lane and University Hills. Mr. Silvey stated they already have sewer, water and roadways in the area. Ms. McDonald opened the meeting up to those in favor. Shane Lackey was present. Mr. Lackey stated that they are subdividing 20 acres into 2-3 acre tracts. Mrs. McDonald closed that portion of the meeting. Ms. McDonald opened the meeting up to those in opposition. No one was present. Ms. McDonald closed that portion of the meeting. Ms. McDonald opened the board up for discussion. Mrs. Stahelin asked if they would be sold as single family homes and have underground utilities. Mr. Lackey replied yes, and that they would all be on city utility services. Mr. Franklin stated that the plat looks good and would not take away, but would build up the neighborhood. Mrs. McDonald closed that portion of the meeting. Mrs. Stahelin made a motion to approve the preliminary plat to council. Mr. Franklin seconded the motion. Ms. McDonald called for a vote. All members voted aye. The vote to pass the preliminary plat was unanimous.

CITIZEN PARTICIPATION

QUESTIONS, COMMENTS, DISCUSSION

CONSIDER THE DATE FOR THE NOVEMBER 2023 PLANNING AND ZONING MEETING.

A meeting date was set for Tuesday, November 14, 2023 at 12:00 PM.

ADJOURN

Ms. McDonald adjourned the meeting at 12:21 PM.