

**City of Meadowlakes
Planning & Zoning Commission
May 18, 2009**

I. CALL TO ORDER AND QUORUM DETERMINATION:

Chairman Joe Summers called the meeting to order at 10:00 a.m. declaring that the required quorum was present at the Meadowlakes Municipal Building in Totten Hall, 177 Broadmoor, Meadowlakes, Texas. Members present were: Chairman Joe Summers, and members Alan Huddleston, Jim Rogers, and Doug Faulkner. Member Roy Belcher was not in attendance. Also present was City Secretary, Linda Wendling, acting on behalf of the P&Z Secretary.

II. APPROVAL OF THE MINUTES:

A. September 8, 2009 – (Attachment A)

Chairman Summers opened the floor for discussion. Member Huddleston made a motion to accept the minutes as written. Member Rogers seconded the motion. The motion carried by unanimous vote of the committee members present.

III. NEW BUSINESS:

A. Action/discussion: Approval of Amended Plat request, Lots 984B, 985A & 985B into Lot - Summers. (Attachment B)

Chairman Summers introduced this item by referring to the Meadowlakes city map and providing explanation of the request. Committee discussion ensued including specific debate in relation to a fire hydrant location. Upon conclusion Mr. Summers stated he would advise Mr. Thompson of the hydrant location. Member Huddleston made a motion to accept the request as provided. Member Faulkner seconded the motion. The motion carried by unanimous vote of the committee members present.

B. Action/discussion: Approval of Amended Plat request, Lots 12 & 13 into Lot 12A – Summers. (Attachment C)

Chairman Summers introduced this item by referring to the Meadowlakes city map and providing explanation of the request, additionally stating there was an existing house on Lot 12 and no house on Lot 13. Committee discussion ensued in relation to POA billing since no structure existed on the other lot. Ms. Celia Peace joined the meeting and confirmed that two separate lot bills would be required, regardless of the amended plat, until such time as a permanent attached structure was built over the lot line (Section 4.08 of the covenants and restrictions). Summers stated a letter would be drafted to inform the surveyors and homeowners. Upon no further discussion on this item member Rogers made a motion to approve. Member Huddleston seconded the motion. The motion carried by unanimous vote of the committee members present.

V. CHAIRMAN AND COMMISSION ANNOUNCEMENTS:

A. As requested. Summers stated the next P&Z meeting would be schedule for September.

VI. ADJOURNMENT:

Chairman summers adjourned the meeting at 10:30 a.m.

Approved:

/s/ Joe Summers

Date: 5-18-09

Chairman

Attest:

/s/ Linda A. Wendling

Date: 5-18-09

P&Z Secretary or Assistant Secretary