



City of Willow Park
Planning & Zoning Commission
Regular Meeting
516 Ranch House Rd Willow Park, TX 76087
Tuesday, November 17, 2020 6:00 PM
Minutes

Call to Order

The Meeting was called to order at 6:00 pm.

Determination of Quorum

Present:

Acting Chairman Rodney Wilkins
Commissioner Billy Weikert
Commissioner Alternate Scott Smith

Absent:

Commissioner Jared Fowler, Sharon Bruton and Joe Lane

Also, Present:
Betty Chew

Approval of Meeting Minutes for October 20, 2020.

Commissioner Smith made a motion to approve the minutes of the October 20, 2020 Planning and Zoning Commission meeting.

Seconded by Commissioner Weikert.

Motion passed with a vote of 3-0.

Items to be considered and acted upon

- I. **PUBLIC HEARING** to consider and act on a request to rezone from R-1 "Single-Family District" to C "Commercial District" 6.35 acres Wesley Franklin Survey, Abstract No. 468, City of Willow Park, Parker County, Texas located on the southeast corner of Crown Pointe Blvd. and Crown Rd.
 - a. Open Public Hearing
 - b. Close Public Hearing
 - c. Make Recommendation



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Acting Chairman Wilkins opened the Public Hearing.

Those in Favor of the Zoning Request: None

Those Opposed to Zoning Request: None

Acting Chairman Wilkins closed the Public Hearing.

Betty Chew addressed the Commission stating the property currently houses the City's wastewater treatment plant. The City is exchanging property with Willow Park Baptist Church to construct a new plant. The Church stipulated, in the property exchange, the current plant site be zoned C "Commercial District".

Notice of Public Hearing was published.

Motion Made by Commissioner Weikert to recommend the City Council to request to rezone from R-1 "Single-Family District" to C "Commercial" 6.35 acres Wesley Franklin Survey, Abstract No. 468, City of Willow Park, Parker County, Texas, be approved.

Seconded by Commissioner Smith.

Aye Votes: Acting Chairman Wilkins, Commissioners Weikert and Smith.

Motion passed with a vote of 3-0.

II. Consider and act on a Final Plat of a Replat Lot 5, Block B, Crown Pointe Addition, Phase II, City of Willow Park, Parker County, Texas.

Betty Chew addressed the Commission stating the owner, Willow Park Services, proposes to replat Lot 5, Block B, Crown Pointe Addition Phase II into three lots. Lot 5R will be a 2.19-acre lot (20,000 square foot surgery center), Lot 6 will be a 1.3-acre lot (12,000 square foot medical office building) and Lot 7 will be a 3.11 acre lot (future development).

The lots are served by City water and sewer.

This plat will abandon the 60-foot drainage easement along the eastern and south sides of the property as storm sewer will carry the stormwater runoff under Mary Lou Drive.

The Final Plat meets the requirements of the Subdivision Ordinance and Staff recommends approval, as presented.



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Chuck Stark, Barron-Stark Engineers addressed the Commission to answer questions.

Motion made by commissioner Smith to recommend approval of a Final Plat of a Replat Lot 5, Block B, Crown Pointe Addition, Phase II, City of Willow Park, Parker County, Texas as presented.

Seconded by Commissioner Weikert.

Aye Votes: Acting Chairman Wilkins, Commissioners Weikert and Smith.

Motion passed with a vote of 3-0.

Acting Chairman Wilkins adjourned the meeting at 6:40 pm.

APPROVED:

Rodney Wilkins, Acting Chairman Planning and Zoning Commission