

STATE OF TEXAS
COUNTY OF BURNET
CITY OF MARBLE FALLS

On this 7th day of February, 2019 the Planning and Zoning Commission convened at the regular meeting place having been posted as prescribed by law, with the following members present in accordance to-wit:

MEMBERS PRESENT:

Fred Zagst	Chairperson
Darlene Oostermeyer	Vice-Chairperson
Greg Mills	Commissioner
Angela Taylor	Commissioner
Tom Martin	Commissioner
Jason Coleman	Commissioner
Rene Rosales	Commissioner

MEMBERS ABSENT:

None

STAFF PRESENT:

Valerie Kreger, AICP	Director of Development Services
Caleb Kraenzel	Assistant City Manager
Tommy Crane	Fire Marshal
Scarlet Moreno	Planner
Catherine Bell	Commission Secretary
Christina McDonald	City Secretary

VISITORS:

Ana Rosales	Maria Rosales
Julie Farme	

1. CALL TO ORDER AND ANNOUNCE PRESENCE OF QUORUM: Vice-Chairperson Zagst called the meeting to order at 6:03 pm and declared a quorum of the Commission is present to conduct the meeting.

2. RECOGNITIONS

A. Recognition of exiting Chairperson, Steve Reitz by the Commission and City Staff.

3. Citizens/Visitors comments to be heard for items not on the agenda: This is an opportunity for citizens to address the Planning and Zoning Commission concerning an issue of community interest that is not on the agenda. Comments on a specific agenda item must be made when the agenda item comes before the Commission. The Chair may place a time limit on all comments. Any deliberation of an issue raised during Citizen Comments is limited to a proposal to place it on the agenda for a later meeting. There were no citizen/visitor comments.

4. REGULAR AGENDA: The Commission will individually consider and possibly take action on any or all of the following items:

A. Discussion and Action: Administration oaths for reappointed Commissioners and election of Chairperson and Vice-Chairperson. (City Staff) Christina McDonald, City Secretary administered the oaths of office for Commissioners Fred Zagst, Greg Mills, Thomas Martin and Rene Rosales. Commissioner Oostermeyer nominated Commissioner Zagst as Chairperson. Commissioner Mills seconded the nomination. The nomination was approved by a vote of 6 – 0. Commissioner Mills nominated Commissioner Oostermeyer as Vice-Chairperson and Commissioner Taylor seconded the nomination. The nomination was approved by a vote of 6 – 0. Chair announced that Commissioner Coleman is running late.

B. Approval of Minutes: Minutes from the regular meeting on October 4, 2018. (Catherine Bell, Commission Secretary) Commissioner Martin asks that the Commission comments regarding the scale of the building be added in to the October minutes. Chairperson Zagst asked that the statement from Pastor Ross confirming that it will not be a homeless shelter also be added in. Vice-Chairperson Oostermeyer mentioned that it is to have nothing to do with the homeless and Chairperson Zagst agreed that Pastor Ross said it would have nothing to do with the homeless shelter. Commissioner Martin made a motion to approve the October 4, 2018 and November 15, 2018 minutes with the addition of the Commission comments regarding the scale of the building and the statement from Pastor Ross confirming the facility will not be homeless shelter to the October minutes. Vice Chair Oostermeyer seconded the motion with the understanding that the Commission didn't stress the homelessness but they did stress the size and scale of the building to the

neighboring area. Staff will verify Gary Stones introduction in the October meeting audio files. The motion carried by a vote of 6 – 0.

- C. Discussion and Recommendation:** Request to abandon five (5) feet of a ten (10) foot wide drainage and utility easement located along the east property line of Lot 1-A, Block 281, Marble Falls Original Township, City of Marble Falls, Burnet County, Texas, municipally addressed as 1001 Colorado Drive. Case 2018-39 (JoAnn Cloud, Applicant and Owner) Valerie Kreger, Director of Development Services addressed the Commission. Commissioner Martin asked about building up to the LCRA easement on the lot. Chairman Zagst asked for clarification as to where the drainage is redirected. Vice-Chairperson Oostermeyer made a motion to send Case 2018-39 to Council for approval. Commissioner Taylor seconded the motion. The motion carried by a vote of 6 – 0.
- D. Discussion and Recommendation:** Amendments to Chapter 20, Signs, City of Marble Falls Code of Ordinances, to amend various sign regulations. Case 2019-02-ZT. (City Staff) Commissioner Coleman arrived. Valerie Kreger, Director of Development Services, addressed the Commission. The Commission requested clarification on what residential signage was, examples were given. The Commission and city staff discussed: the shared signage addition and how it would affect multiple businesses within a development; subdivision signs and how they fall into this category; and the example of Motel 6 and noting that it would not qualify for the shared signage on US 281 because it does not have highway frontage. In regards to the fuel signs, the Commission discussed how the change may affect HEB; the location and direction of the sign faces; concern regarding the maximum size of 30 sq. ft. could generate signs with lettering that are large and possibly extending above the canopy; are there any standard industry standards, no; in comparison of gas fuel signs within the City HEB's sign is smaller; the size does not need to be increased. Regarding temporary signs the commission discussed the time frame that is allowed for a feather flag sign to be up before it needs to be replaced, because there are many within the city that need replacing; restrictions on placement of feather flags to not interfere with visibility. Commissioner Coleman left the meeting early. Vice-Chairperson Oostermeyer made a motion to send case 2019-02-ZT to Council for approval subject to the following changes: multi-lot shared pole sign be only increased in height be on foot from the standard pole sign height; the maximum size allowed for electronic gas fuel signs is not increased; and electrical gas fuel price panels may not extend beyond the face of the canopy. Commissioner Taylor seconded the motion. The motion carried by a vote of 6 – 0.
- E. Presentation and Discussion:** Previous Planning and Zoning Commission items, City Council Disposition and update regarding future planning projects. (*Commission*)
1. Zoning Map adoption
 2. Setback Variance at 1512 Sixth Street
 3. McAnally Development Plat
 4. Marble Falls Industrial Park Construction Plat & Final Plat
 5. Recent City Code amendments

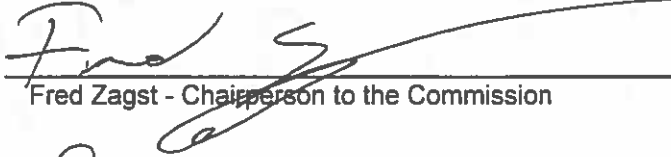
Valerie Kreger, Director of Development Services, addressed the Commission.

- F. Presentation and Discussion:** Monthly Building Permit Summary; Construction Update. (*City Staff*)

Valerie Kreger, Director of Development Services, addressed the Commission.

- G. Discussion:** Discussion regarding Planning and Zoning Commission packet delivery. City Staff will no longer be delivering printed copies, but they will still be printed and made available for pickup at the Development Services Office.

5. **ADJOURNMENT:** There being no further items to discuss, Commissioner Mills made a motion to adjourn the meeting. Commissioner Taylor seconded the motion. The motion carried by a vote of 6 - 0 and the meeting was adjourned at 7:40 pm.



Fred Zagst - Chairperson to the Commission



Scarlet Moreno - Planner

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