

**CITY OF BRENHAM  
PLANNING AND ZONING COMMISSION MINUTES  
March 22, 2021**

*The meeting minutes herein are a summarization of meeting procedures, not a verbatim transcription.*

A regular meeting of the Brenham Planning and Zoning Commission was held on March 22, 2021 at 5:15 pm in the Brenham Municipal Building, City Council Chambers, at 200 West Vulcan Street, Brenham, Texas.

Commissioners present:

M. Keith Behrens, Chair  
Dr. Deanna Alfred, Vice Chair  
Chris Cangelosi  
Artis Edwards, Jr.  
Calvin Kossie  
Cayte Neil

Commissioners absent:

Marcus Wamble (excused)

Staff present:

Stephanie Doland, Development Services Director  
Shauna Laauwe, Project Planner  
Kim Hodde, Planning Technician

Citizens / Media present:

Jeff Robertson, McClure & Browne Engineering/Surveying, Inc.  
Alyssa Faykus, Brenham Banner Press

**1. Call Meeting to Order**

Chairman Behrens called the meeting to order at 5:15 pm with a quorum of six (6) Commissioners present.

**2. Public Comments**

There were no public comments.

**3. Reports and Announcements**

- Karen Stack, Assistant City Secretary, will be contacting board members that have not taken the Open Meetings Training yet to schedule it.
- Staff will try to schedule noon Planning and Zoning Commission meetings for the meetings that do not have public hearings or have items that require public input.

## CONSENT AGENDA

### 4. Statutory Consent Agenda

The Statutory Agenda includes non-controversial and routine items that the Commission may act on with one single vote. A Commissioner may pull any item from the Consent Agenda in order that the Commission discuss and act upon it individually as part of the Regular Agenda.

- 4-a. **Minutes from the February 26, 2021 Planning and Zoning Commission Meeting.**
- 4-b. **Case No. P-21-003: Preliminary Plat of the Vintage Farms Subdivision, Phases V-VIII, containing 175 residential lots, 16.50-acres to be dedicated as common area including a 4.20-acre lake / retention pond, being a total of 52.428 acres out of the Phillip Coe Survey, A-31 in Brenham, Washington County, Texas.**
- 4-c. **Case No. P-21-002: Final Plat of the Vintage Farms Subdivision, Phase V, containing 63 Lots in Block 1-4, and 5 Common Areas, being 15.946 acres out of the Phillip Coe Survey, A-31 in Brenham, Washington County, Texas.**

Chairman Behrens called for a motion for the statutory consent agenda. A motion was made by Commissioner Alfred and seconded by Commissioner Kossie to approve the Statutory Consent Agenda, as presented. The motion carried unanimously.

## REGULAR SESSION

- 5. **Public Hearing, Discussion and Possible Action on Case No. P-21-007: A request by MC Property Holdings, LLC / Dara Childs for approval of a Residential Replat of Lot 7A, Block, F of the HH Drumm's Dixie Addition to create Lot 7B, Lot 7C, and Lot 7D, being 0.24-acres, 0.20-acres, and 0.20-acres, respectively, for a total of 0.64-acres, currently addressed as 303 Hampshire Drive, and further described as part of the Phillip Coe Survey, A-31, in Brenham, Washington County, Texas.**

Shauna Laauwe, Project Planner, presented the staff report for Case No. P-21-007 (on file in the Development Services Department). Ms. Laauwe stated that this is a request from MC Property Holdings, LLC / Dara Childs to replat Lot 7A, Block F of the HH Drumm's Dixie Addition. The existing lot is vacant and addressed as 303 Hampshire Drive. The property owner / applicant would like to subdivide this property into three (3) lots for single-family residential development. Lot 7B is proposed to contain 0.24 acres of land, and Lots 7C and 7D are proposed to contain 0.20-acres of land each. The plat also includes the dedication of a 10-foot public utility easement along the rear of the property for access to the existing overhead electric line. Development Services staff and Strand Engineering have reviewed this residential replat for compliance with the City of Brenham regulations and ordinances and recommends approval of the replat as presented.

Staff did not receive any citizen comments for or against this request.

Chairman Behrens opened the Public Hearing at 5:23 pm. There were no citizen comments.

Chairman Behrens closed the Public Hearing at 5:23 pm.

A motion was made by Commissioner Kossie and seconded by Commissioner Cangelosi to approve the request for approval of a Replat of Lot 7A, Block, F of the HH Drumm's Dixie Addition to create Lot 7B,

Lot 7C, and Lot 7D, being 0.24-acres, 0.20-acres, and 0.20-acres, respectively, for a total of 0.64-acres, currently addressed as 303 Hampshire Drive, as presented. The motion carried unanimously.

**6. Adjourn.**

A motion was made by Commissioner Edwards and seconded by Commissioner Alfred to adjourn the meeting at 5:24 pm. The motion carried unanimously.

*The City of Brenham appreciates the participation of our citizens, and the role of the Planning and Zoning Commissioners in this decision-making process.*

Certification of Meeting Minutes:

<u><i>M. Keith Behrens</i></u> Planning and Zoning Commission	<u>M. Keith Behrens</u> Chair	<u>May 14, 2021</u> Meeting Date
<u><i>Kim Hodde</i></u> Attest	<u>Kim Hodde</u> Staff Secretary	<u>May 14, 2021</u> Meeting Date