



**CITY OF HEDWIG VILLAGE, TEXAS
PLANNING AND ZONING COMMISSION
SPECIAL CALLED MEETING
TUESDAY, JANUARY 9, 2018
6:30 P.M. - 955 PINEY POINT ROAD**

MINUTES

1. Call To Order

Chairperson Mathews called the meeting to order at 6:30 p.m.

Present:

Barbara Abrams

Pat Murphy

Tom Roth

Susan Mathews

Diana Kopelman

Minh Ly

Shirley Rouse, Council Liaison

Alan Petrov, City Attorney

Angie Ventura, Permit Clerk

Absent:

Larry Opalka

2. Resident/Visitor Comments – None

3. Comments from City Council Liaison

Shirley Rouse presented and discussed documents with proposed changes to PUD Design Guide and Ordinance No. 713

4. Approval of minutes – None

5. Reports from Subcommittees

See discussions below.

6. Discussion and Possible Action on:

a. Design Guide

Susan Mathews mentioned an observation that there are areas within the PUD Design Guide that would benefit from an expert city planner. The planner would look at our current Design Guide to ensure it is steam lined to the City's needs, P&Z is aware that there will be cost involved to hire such an expert. Pat Murphy asked Alan Petrov if he knew what the possible cost would be or if he knew of a firm that may be able to assist. Alan Petrov stated he knew of a few firms and would share that information. Susan Mathews stated she has had discussions with the mayor in regards to seeking expert assistance and he advised that this is not in the current budget but he

would support funding. Pat Murphy suggested seeking Universities to draft design guides and that may be a way to reduce the cost.

b. Minimum Building Construction Standards of LEED Silver, Class “A” or Other Standards for the Business Districts

No discussion

c. Buried Power Lines in the Business Districts

No discussion

d. Proposed Lighting Ordinance

No discussion

e. Landscaping Requirements for Business Districts

No discussion

f. Proposed Ordinance Regarding Shared Parking

No discussion

g. Proposed Ordinance Amending Business Uses in the Business Districts Taking Either the Inclusive or Exclusive Approach

Pat Murphy presented a revised list of permitted uses for Business Districts B1 through B4 and would like to highlight the required minimum retail or sales tax revenue generating business within the first floor. P&Z reviewed and discussed the permitted uses list and made revisions to it. Alan Petrov advised that the city would be more restricted if there was a list of what is permitted. Pat Murphy suggested we have a possible quarterly or semi-annual review for business permitted use to allow more frequent adjustments based on the current city’s needs or changes. Alan Petrov found that to be a great idea since the current permitted uses list is from the 1980’s and is outdated.

h. Proposed Ordinance Amending Business Districts Reconfiguration

No discussion

i. Comprehensive Plan

No discussion

j. Future Agenda Topics

Chair Mathews recommended discussion on current PUD enabling Ordinance and possible amendments. Co-Chair Murphy suggested an Interim Design Guide.

7. Adjourn

Chair Mathews moved, Member Roth seconded, to adjourn the meeting at 9:10 p.m.

Member Abrams, Kopelman, Mathew, Murphy, Ly, and Roth voted “Ayes”. “Noes” none.

MOTION CARRIED UNANIMOUSLY

Susan Mathews , Chair
Planning and Zoning Commission

Angie Ventura, Interim Secretary
Planning and Zoning Commission