

## Agenda

June 1, 2009  
6:00 p.m.

City of Flatonia  
Planning and Zoning Commission  
Council Chambers/City Hall  
125 E. South Main, Flatonia, Texas

### Meeting called to order

### Public Hearing

- PH6-2009.1 Public hearing on request from **Juan and Juana Valdez** for a variance to the minimum area requirement for a manufactured home park. The approval of such variance would allow them to request annexation of the portion of their property 1.93 acres, BLK K Gar-Zap, located between Hackberry Street, Interstate 10 Right of Way, Walnut Street, and Collins Street, abutting the north boundary of the City of Flatonia in to the city limits as High Density Residential (R-3).
- PH6-2009.2 Public hearing on request from **Juan and Juana Valdez** for the rezoning of a portion of their property 1.93 acres, BLK K Gar-Zap, located between Hackberry Street, Interstate 10 Right of Way, Walnut Street, and Collins Street specifically 629 and 711 Collins Street. The property is currently zoned Medium Density Residential (R2). The request is for the property to be rezoned as High Density Residential (R3).
- PH6-2009.3 Public hearing on request from **H. F. Benedict** for the Zoning Ordinance to be amended to include efficiency, studio, or bachelor style apartment as a Conditional Use in the Low Density Residential District.
- PH6-2009.4 Public hearing on request from **H. F. Benedict** for a conditional use permit for efficiency apartment on the property PID 27654 he owns located at 120 W 5<sup>th</sup> Street.

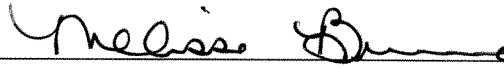
### Deliberation Agenda

- 6-2009.1 Consider and take appropriate action on minutes from the April 6, 2008 meeting.
- 6-2009.2 Consider and take appropriate action on recommendation to Flatonia City Council on the request from **Juan and Juana Valdez** for a variance to the minimum area requirement for a manufactured home park.
- 6-2009.3 Consider and take appropriate action on recommendation to Flatonia City Council on the request from **Juan and Juana Valdez** for the rezoning of a portion of their property 1.93 acres, BLK K Gar-Zap, located between Hackberry Street, Interstate 10 Right of Way, Walnut Street, and Collins Street specifically 629 and 711 Collins Street.
- 6-2009.4 Consider and take appropriate action on recommendation to Flatonia City Council on the request from **H. F. Benedict** for the Zoning Ordinance to be amended to include efficiency, studio, or bachelor style apartment as a Conditional Use in the Low Density Residential District.

6-2009.5 Consider and take appropriate action on recommendation to Flatonia City Council on the request from **H. F. Benedict** for a conditional use permit for efficiency apartment on the property PID 27654 he owns located at 120 W 5<sup>th</sup> Street.

### Adjournment

I, the undersigned authority do hereby certify that the Notice of Meeting was posted on the bulletin board outside the front door of the City Hall of the City of Flatonia, Texas, a place convenient and **readily accessible to the general public at all times** and said Notice was posted on the following date and time: **May 29, 2009 by 5:00 p.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.



Melissa Brunner, TRMC, City Secretary, City of Flatonia

### NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

The Flatonia City Hall is wheelchair accessible. Access to the building is available at the primary entrance facing Main Street. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print are requested to contact the City Secretary's Office at 361-865-3548 or by FAX 361-865-2817 at least two working days prior to the meeting so that appropriate arrangements can be made.