



**Minutes of Meeting
Lindale Planning and Zoning Board
Monday, February 8th, 2016 7:00p.m.**

A called meeting of the Lindale Planning and Zoning Board convened at Lindale City Hall on Monday, February 8th, 2016 at 7:00 p.m.

- A. Called to Order by Terry Edwards.
- B. Board members present Terry Edwards, Paul Ray, Bill Kirby, and Craig Shine. Not present Bobby Ashcraft.
- C. Bill Kirby gave the invocation.
- D. Paul Ray led the Pledge of Allegiance.
- E. Approval of Minutes for the January 11th, 2016 Planning and Zoning Board Meeting. Bill Kirby made a motion to approve the minutes for the January 11th, 2016, Planning and Zoning Board Meeting. Craig Shine seconded the motion. All voted in favor.
- F. Scheduled Business

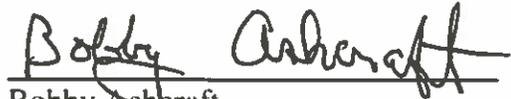
1. **Discussion and possible action concerning the Preliminary and Final Re-plat of combining 6 Lots into 2 Lots, Lot 1-A (0.775 acres), and Lot 2-A (0.775 acres). City of Lindale Block 11, located on 211 W. Hubbard St, Smith County, Lindale, TX.** Steven Lloyd spoke on Final Re-plat the 6 Lots were from original platting from a long time ago. The Church of Christ would like to combine the 6 Lots into 2 Lots for future development. Ben Shipley spoke he said Mr. McClenny bought the lots as they came available and would now like to combine the 6 Lots into 2 Lots. After discussion, Craig Shine made the motion to approve the Preliminary and Final Re-plat of combining 6 Lots into 2 Lots, Lot 1-A (0.775 acres), and Lot 2-A (0.775 acres), City of Lindale Block 11, located on 211 W. Hubbard St, Smith County, Lindale, TX. Paul Ray seconded the motion. All voted in favor.
2. **Discussion and possible action seeking recommendation to Board of Adjustments for approval for special use permit to construct two-family dwellings in zoning district MU-1, Approximately 2.83 acres located in the John A. Gibson survey A-38, located on Industrial St, Smith County, Lindale, TX.** Steven Lloyd spoke on request for special use permit the property is zoned MU-1 in order to build duplexes they would need a special use permit. The City request upon approval of special use permit that requirements be met. (All street right of way dedications be created, all utility and/or infrastructure easements be dedicated and documented, minimum area of lot sizes are maintained, minimum width and depth of lot, and minimum building setbacks for front, sides and rear be maintained and the Director of Utilities approve of re-subdivision and instruments of dedication.

After discussion, Bill Kirby made the motion to approve and recommend to Board of Adjustments granting a special use permit to construct two-family dwellings following the City request that requirements be met. Paul Ray seconded the motion. Record of vote: Craig Shine voted for, Terry Edwards voted for. All voted in favor to approve and recommend granting a special use permit following the City request that all requirements be met.

- 3. Adjournment.** Craig Shine made a motion to Adjourn. Paul Ray seconded the motion. All voted in favor. Meeting Adjourned 7:21 p.m.



Michelle Phillips
Administrative Assistant for
Community Development



Bobby Ashcraft
Chairman