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MINUTES OF RHOME REGULAR PLANNING & ZONING COMMISSION MEETING

Meeting Date: Monday, December 6, 2021

Regular Session Meeting Time: 6:00pm

Meeting Location: Rhome Community Center, 261 North School Road, Rhome, TX 76078

Call to Order and Establish a Quorum

Chair Knight called the meeting to order at 6:00pm and called roll to establish a quorum of Commissioners present.

Commissioners Present:

Chair Steve Knight

Commissioner Christy Nerren

Vice Chair Thomas Cannon

Commissioner Kristy King

City Staff Present:

City Administrator Cynthia Northrop

Interim City Secretary LeAnn Gallman

Public Presentations and Input

The Commission is not permitted to take action on or discuss any presentations made to the Commission at this time concerning an item not listed on the agenda. The Commission will hear comments on specific agenda items during this designated time.

No Public Presentations were made.

Regular Agenda – Old Business

A. Discussion and any necessary action regarding the Minutes of November 1, 2021 Planning & Zoning Commission Regular Session

Motion made by Chair Knight, seconded by Commissioner Cannon, to approve the Minutes of the November 1, 2021 Planning & Zoning Commission Regular Meeting as presented.

Chair Knight asked for a roll-call vote:

Chair Knight: Aye

Vice Chair Cannon: Aye

Commissioner Nerren: Aye

Commissioner King: Aye

Motion carried unanimously.

Public Hearing

B. Rhome Planning & Zoning Commission to conduct a Public Hearing to consider a request for a Carport Legal property being acres: .423, Lot: 9, Blk: C, Subd: CHISHOLM CREEK PH2, Abst: A-554 J MOFFATT, also known as 217 Cheyenne Trail N, Rhome, Texas 76078.

Chair Knight opened the Public Hearing at 6:07 pm.

Responses re: 217 Cheyenne Trail N.:

- Mr. and Mrs. Mike Goodgion – IN FAVOR (217 Cheyenne Trail N)
- Elaine Priest – OPPOSED (216 Cheyenne Trail N)

C. Rhome Planning & Zoning commission to conduct a Public Hearing to consider a request for a Carport Legal property being acres: 0.154, Lot: 48, Blk: 4, Subd: Crown Point PH1, Abst: A-280 EJ TADLOCK, also known as 116 Troxell Blvd, Rhome, Texas 76078.

Responses re: 116 Troxell Blvd:

- Mr. and Mrs. Wesley Dingler – IN FAVOR (116 Troxell Blvd)
- Chris Williams – IN FAVOR (101 St. James Ct.)
- Marvin Schuh/Echo Associates – OPPOSED (113 Troxell Blvd)

Chair Knight closed the Public Hearing at 6:16 pm.

Regular Agenda – New Business

D. Discussion and any necessary action considering a recommendation to Council regarding a request for a Carport Legal property being acres: Acres: .423, Lot: 9, Blk: C, Subd: CHISHOLM CREEK PH2, Abst: A-554 J MOFFATT, also known as 217 Cheyenne Trail N, Rhome, Texas 76078

City Administrator provided background information on the Ordinances that pertain to Carports and that the initial request did not meet the ordinance requirements on the side. Chair Knight asked the property owners if they would be willing to meet both the side and rear set back requirements and they replied in the affirmative. After discussion amongst the Commissioners, Kristi King made a motion to deny the Carport request and Chair Knight seconded the motion. Chair Knight asked for a roll-call vote:

Chair Knight:	Aye
Vice Chair Cannon:	Aye
Commissioner Nerren:	Aye
Commissioner King:	Aye

The vote was unanimous to deny the Carport Request.

E. Discussion and any necessary action considering a recommendation to Council regarding a request for a Carport Legal property being acres: Acres 0.154, Lot: 48, Blk: 4, Subd: Crown Point PH1, Abst: A-280 EJ TADLOCK, also known as 116 Troxell Blvd, Rhome, Texas 76078

City Administrator provided background information on the request that it met the side property setback but not the front ROW. Chair Knight asked the property owners if they would be willing to meet both the side and the front setback required by Ordinance and he replied in the affirmative after confirming it would be 5 ft from the sidewalk. After brief discussion, Vice Chair Cannon made a motion to recommend approval of the Carport request to the Council and Commissioner Nerren with confirmation that the property owner would stay 5 ft back from the sidewalk. Chair Knight asked for a roll-call vote:

Chair Knight:	Aye
Vice Chair Cannon:	Aye
Commissioner Nerren:	Aye
Commissioner King:	Aye

The motion passed unanimously to recommend approval of the Carport Request to the Council.

Future Agenda Items

There were no future agenda items requested.

Chair Knight adjourned the meeting at 6:44 pm.



Steve Knight,
Chair



Shaina Odom
City Secretary

