

CITY OF FAIR OAKS RANCH
JOINT CITY COUNCIL and PLANNING AND ZONING COMMISSION
PUBLIC HEARING MINUTES
October 10, 2019
7286 Dietz Elkhorn
Fair Oaks Ranch, TX 78015

I. OPEN MEETING

A. Roll Call – Declaration of a Quorum

Present: Mayor Manitzas and Mayor Pro Tem Elizondo
Council Members: Havard and Maxton

A quorum was present.

Planning and Zoning Commission Members:

Present: Chairperson Rey and Vice Chairperson Trapasso
Commissioners: Barnes, Horwath, Leonard, Pearson and Tom

A quorum was present and the Special Joint Workshop was called to order at 6:31 PM.

II. PURPOSE OF THE JOINT PUBLIC HEARING

A. The City Council and the Planning and Zoning Commission conducted a joint public hearing to receive public testimony regarding a Special Use Permit (SUP Application SUP 2019-01: A request for a special use permit on approximately 45 acres allowing for a commercial equine boarding facility on land currently zoned as Neighborhood Residential.

1. The Mayor provided opening comments and opened the Public Hearing at 6:34 PM.
2. City Manager, Tobin Maples, provided an overview of the proposed special use permit application.
3. Applicant, Tim Taylor, provided a summary of the intended use of the 45 acre property: to improve on the already existing barn and arena to create a small boutique English riding and training facility.
4. Council and P&Z ask questions of applicant and staff relating to the business plan, parking, and anticipated noise level generated from events.
5. Public testimony was provided by Christine Graham who spoke on behalf of her neighbor, Troy Slinkard who has the following concerns:
 - (a) Moving of the flood plain boundary closer to the properties which may place them in a high risk category from moderate risk for insurance purposes. Jeff Tyler, engineer for Core Engineering, noted that there was an error in the mapping and that they will be updating the mapping to reflect the actual current flood path conditions, which addresses the floodway only; the floodplain will remain the same.
 - (b) Why there is no city ordinance establishing maximum number of livestock per acreage square footage. City Manager Maples and Mayor Pro Tem Elizondo interjected that it was determined to leave that to deed restrictions which vary amongst home owners association versus an overarching ordinance which would be too hard to keep it all reconciled.

6. The Mayor closed the public hearing at 7:22 PM.
7. There was no addition discussion between the Council and Planning & Zoning Commission.

III. ADJOURNMENT

Mayor Manitzas adjourned the meeting at 7:23 PM.



Garry Manitzas, Mayor

ATTEST:



Christina Picioccio, City Secretary