

**EXCERPTS**

**PLANNING AND ZONING COMMISSIONERS MEETING**

**FEBRUARY 4, 2016**

**Case No. 16-52**

**A request by Engineering Surveys and Services (agent) on behalf of Robert C. Smith (owner) for approval of a two-lot preliminary plat of a 3.17-acre property located at the northwest corner of Rollins Road and Russell Boulevard and addressed as 709 Russell Boulevard.**

MR. REICHLIN: May we have a staff report, please?

Staff report was given by Mr. Rusty Palmer of the Planning and Development Department. Staff recommends approval of the proposed preliminary plat.

MR. REICHLIN: Do we have any questions of staff on this matter? Seeing no one. Thank you. As I've stated previous, if there's anybody in the audience who would care to come forward and help us with our understanding of this case, now would be the time to --

MR. REED: Good evening. My name is Tim Reed; I'm a land surveyor with Engineering Surveys and Services. We prepared this plat for Mr. Smith. He's in pretty poor health right now, but that's -- that's another matter. But years ago -- ten years ago, he and Bob Bechtold swapped some property and Bob Bechtold built that big house to the north, and then they dedicated that conservation easement along the creek there. But Mr. Smith desires to split off another lot. He actually -- he's been there since the '50s, and -- and that lot used to encompass that next house to the west and he split that off, I imagine, in the '50s or early '60s. But he just wanted to create a new lot there and we're going to extend that City main to -- to serve the lot where the house is. And if you have any questions, I'll be happy to try to answer.

MR. REICHLIN: Do we have any questions of this speaker? Mr. Strodtman?

MR. STRODTMAN: Do you know at this point where the roadway -- the access to Rollins, which side or would it be center of the lot, right, left, or not that far --

MR. REED: Of the -- of the new lot --

MR. STRODTMAN: Not there yet?

MR. REED: -- we don't know.

MR. STRODTMAN: That's fine. Thank you.

MR. REED: No.

MS. BURNS: Have you spoken -- oh. Excuse me. If I may?

MR. REICHLIN: Go ahead. That's fine.

MS. BURNS: To the property owner to the west?

MR. REED: Yes.

MS. BURNS: Yes. So I just wondered --

MR. REED: Yes. Yeah. Mr. Studer (ph.)? Yes. We've spoken to him. Uh-huh.

MS. BURNS: Thank you.

MR. REICHLIN: Anybody else? Looks like it's --

MR. REED: Thank you.

MR. REICHLIN: Thank you, sir. Okay. I'll turn this matter over to the Commission for any comments regarding this matter. I've been hard on you tonight. Mr. Strodtman?

MR. STRODTMAN: I'll break the ice. I think it's pretty straightforward and makes sense, and I think it's a good use of the land and so I plan on supporting it. And if there's not a lot of discussion, I'll be glad to make a motion.

MR. REICHLIN: See a problem?

MR. STRODTMAN: I don't see any arguments there. For Case 16-52, I make a recommendation -- should be more prepared -- a request by Engineering Surveys and Services on behalf of Robert C. Smith for approval of two-lot preliminary plat of 3.17 acres located at the northwest corner of Rollins Road and Russell Boulevard, address at 709 Russell Boulevard.

MR. STANTON: Second.

MR. REICHLIN: Mr. Stanton. May we have a roll call, please.

MR. STRODTMAN: Yes, sir.

**Roll Call Vote (Voting "yes" is to recommend approval.) Voting Yes: Mr. Strodtman, Ms. Rushing, Ms. Russell, Mr. Toohey, Ms. Burns, Mr. Harder, Mr. Reichlin, Mr. Stanton. Motion carries 8-0.**

MR. STRODTMAN: The motion for recommendation -- or motion has been approved and will be forwarded to City Council for their consideration.

MR. REICHLIN: Thank you. That concludes the subdivision portion of our meeting.