

Bois D' Arc Lake Zoning Commission
11/03/2022 Regular Meeting Minutes

On Thursday, November 3, 2022 the Bois D' Arc Lake Zoning Commission (BDA-LZC) held a public meeting after public notice was posted at 12:28pm on October 28, 2022 with the following members being present:

Randy Moore (RM)
Gilbert Welch (GW)
Gary Fernandes (GF) via phone
Kevin Darwin (KD)
Matt Titsworth (MT)

Judge Moore called the meeting to order at 8:30 am.

1. Establish Quorum;

All members were present, quorum established.

2. Public Forum;

Mr. Newt Cunningham made comments regarding the presentation for Belle Vie he attended. He stated they are looking to do something different with the peninsula area of the property ending on FM 1396. He feels there would be variances requested in the future regarding their ideas.

3. Approve meeting minutes from 10/06/2022 Public Hearing and Regular Meeting;

Lisa Loiselle pointed out two errors in the minutes: 1) incorrect date in the heading – should state 10/06/2022 rather than 09/01/2022 and 2) incorrect meeting name - should be Regular Meeting instead of Public Hearing.

Mr. Welch moved to approve the minutes with the two modifications listed by Ms. Loiselle. Seconded by Mr. Darwin. Motion passes 5-0.

4. Discussion, consideration and action regarding change in zoning application; Property ID# 78301 on CR 2700 in Telephone from A&R Agriculture and Ranching District to RE, Rural Estate Single-Family District;

KD - Pointed out that this would be a 2-acre lot and a 3-acre lot.

RM - Confirmed.

GW – Stated if the owners wish to subdivide any further in the future it may require a plat, but currently the request does comply with the Regulations.

KD – Feels a lot of people will be wanting to divide their lots in the future and we cannot say yes to one and not do the same for others. There needs to be consistency.

GW – Does not see that there is any opposition to this division or change in zoning. If in the future there is opposition to other lots being divided, that could be a reason for denial of the application.

Mr. Welch moved to recommend to the Commissioners Court to approve the change in zoning application. Seconded by Mr. Titsworth. Motion passes 5-0.

5. Discussion, consideration and action regarding changes and/or modifications by landowners;

N/A

6. Discussion, consideration and action to set next BDALZC meeting and/or hearing date(s);

Mr. Welch moved to set the next Bois d’Arc Lake Zoning regular meeting on Wednesday, December 7, 2022 at 8:30am. Seconded by Mr. Darwin. Motion passes 5-0.

7. Adjourn.

Mr. Darwin moved to adjourn. Seconded by Mr. Titsworth. Motion passes 5-0.

Meeting adjourned at 8:50 am.

The above and foregoing represents true and correct minutes of the Bois d’ Arc Lake Zoning Commission meeting that was held on the 3rd day of November, 2022 at 8:30 a.m.

ATTEST:

**Lisa Loiselle - Administrative Assistant to
Randy Moore, County Judge**