

**MINUTES
of the
KEENE PLANNING AND
ZONING COMMISSION**

MONDAY, AUGUST 14, 2023

PRESENT: Phillip Jackson, Chris Rhodes, Miguel Espinosa, Dan Alsup, Gilbert Perez, and Edgardo Perez Sr.

ABSENT: None.

STAFF PRESENT:

- **Don Martin – Assistant City Manager**
- **Tabatha Mansell – City Secretary**

CERTIFICATION OF QUORUM: City Secretary Tabatha Mansell certified quorum at 6:01 p.m.

CALL TO ORDER: Chairman Jackson called the meeting to order at 6:02 p.m.

Invocation – Commission Member Espinosa.

Pledge of Allegiance – Commission and Public.

1. **Chairman Remarks – None.**
2. **City Administration Remarks**
 - **Assistant City Manager Don Martin presented developer and rezoning updates.**
3. **Citizen Comments**
 - **Charlie Wilson -302 E. Maple St- asked to see a map f the rezoning area.**
4. **Consider approval of Keene Planning and Zoning Commission minutes dated June 12, 2023.**
 - **Commission Member Alsup moved to approve the Keene Planning and Zoning Commission minutes dated June 12, 2023, seconded by Vice Chairman Perez.**
 - **Motion carried 5-0-0**
5. **Discussion and take possible action on the Final Plat for Sunset Ridge as submitted by MKP Development LLC.**
 - **Assistant City Manager Don Martin presented the Final Plat.**
 - **Chairman Jackson spoke on the topic.**
 - **Vice Chairman Perez spoke on the topic.**
 - **Commission Member Alsup spoke on the topic.**
 - **Forest Nance from MKP Development spoke on the topic.**
 - **Commission Member Rhodes spoke on the topic.**
 - **Commission Member Alsup moved to approve the Final Plat for Sunset Ridge as submitted by MKP Development LLC, seconded by Commission Member Espinosa.**
 - **Motion carried 4-1-0 (Chairman Jackson against).**
6. **Discussion and take possible action on the Final Plat for Ashton Homeplace Phase 1 as submitted by MKP Development, LLC.**
 - **Assistant City Manager Don Martin presented the Final Plat.**

- Chairman Jackson spoke on the topic.
 - Commission Member Rhodes spoke on the topic.
 - Vice Chairman Perez moved to approve the Final Plat for Ashton Homeplace Phase 1 as submitted by MKP Development LLC, seconded by Commission Member Rhodes.
 - Motion carried 4-1-0 (Chairman Jackson against).
7. Discussion and take possible action on the Final Plat for Canyons Phases 1-3 as submitted by J&L Holdings Company.
- Assistant City Manager Don Martin presented the Final Plat.
 - Vice Chairman Perez spoke on the topic.
 - Chairman Jackson spoke on the topic.
 - Blake Fanning from J&L Holdings Company spoke on the topic.
 - Vice Chairman Perez moved to approve the Final Plat for Canyons Phases 1-3 as submitted by J&L Holdings Company with the correction of changing Preliminary Plat to Final Plat, seconded by Commission Member Rhodes.
 - Motion carried 4-0-1 (Chairman Jackson abstained).
8. Executive Session: Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sections 551.071 (consultation with attorney), 551.072 (real property), 551.073 (prospective gifts), 551.074 (personnel matters), 551.076 (security matters), 551.087 (economic development). Executive Session may be held, under these exceptions, at the end of the Regular Session, Workshop and/or Special Session, or at any time during the meeting that a need arises for the Board to seek advice from the City Attorney as to the posted subject matter of this Meeting.
9. Convene into Executive Session – No action.
10. Reconvene into Open Session for possible action resulting from any item posted in Executive Session. – No action.
11. Requests for future agenda items.
- None.
12. Meeting adjourned at 6:59pm.

By: Phillip Jackson
 Phillip Jackson, Chairman

Attest: Tabatha Mansell
 Tabatha Mansell, City Secretary