

**MINUTES OF THE SPECIAL CALLED MEETING  
CITY OF RIVER OAKS  
PLANNING AND ZONING COMMISSION  
AUGUST 12, 2010**

**MEMBERS PRESENT:**

LORI WATSON, CHAIRPERSON, PLACE 1  
JAMES MYRICK, PLACE 2  
KATHY RODDEN, PLACE 3  
PAUL SIMPSON, PLACE 4  
JOANN BUTLER, COUNCIL LIAISON

**STAFF PRESENT:**

MARVIN GREGORY, ZONING ADMINISTRATOR (ZA)  
SUSAN STEWART, ZONING SECRETARY

**MEMBERS ABSENT:**

BRAD GALLMAN, PLACE 5 (NO RESPONSE)  
RUTH TEAGUE, ALTERNATE #1 (MEDICAL)  
ISEL VALENZUELA, ALTERNATE # 2 (NO RESPONSE)

1. CALL TO ORDER

The meeting was scheduled to begin at 6:30 p.m. Due to the number of members absent from the meeting; ZA Gregory attempted to reach the members by phone.

**At 7:10 p.m. Chairperson Watson called the meeting to order; a quorum was present.**

2. INVOCATION AND PLEDGE OF ALLEGIANCE

**None.**

3. APPROVAL OF MINUTES FROM JULY 29, 2010 SPECIAL CALLED MEETING

**This agenda item was not discussed and will be presented on the next agenda for the Planning and Zoning Commission.**

4. **WORKSHOP: PLANNING AND ZONING COMMISSION RULES AND PROCEDURES TRAINING (GIVEN BY THE CITY SECRETARY)**

ZA Gregory gave a power point presentation on the following:

- History of the River Oaks Planning and Zoning Commission
- Zoning and Land Use History
- History of Zoning
- Comprehensive Plan for the City
- Zoning Authority and Powers of the
- Types of Zoning
- Role of the Planning and Zoning Commission
- Standards for zoning changes
- Zoning Practice
- Zoning Districts of the City
- Zoning Map

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- Zoning District Changes
- Site Plan Approval
- Planned Development
- Zoning Discretion
- Platting
- When plats are required
- Processing of Plats
- Plat Content
- Replats
- Residential Replats
- Platting Process
- Denial of Plat
- Amending Plats
- Non-Conforming

5. ACTION FROM WORKSHOP

**No action was taken.**

6. **EXECUTIVE SESSION** PURSUANT TO CHAPTER 551, TEXAS GOVERNMENT CODE, THE PLANNING AND ZONING COMMISSION RESERVES THE RIGHT TO CONVENE INTO EXECUTIVE SESSION(S) FROM TIME TO TIME ON ANY POSTED AGENDA ITEM TO RECEIVE ADVICE FROM ITS ATTORNEY AS PERMITTED BY LAW DURING THIS MEETING. THE PLANNING & ZONING COMMISSION MAY CONVENE IN EXECUTIVE SESSION TO DISCUSS THE FOLLOWING:

***Sec. 551.071: Pending or contemplated litigation or to seek advice from Attorney***

**None called for.**

7. ACTION FROM EXECUTIVE SESSION

**None.**

**At 8:47 p.m. Member Myrick motioned, second by member Rodden, to adjourn the meeting. All voted "AYE."**

**APPROVED THIS 16<sup>th</sup> DAY OF AUGUST 2010:**

  
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**Chairperson of Planning/Zoning Commission**

**ATTEST:**

  
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**Susan Stewart, Zoning Secretary**