

**Notice of the Village of Volente Planning & Zoning Commission
Regular Meeting, Wednesday, April 6, 2011, 7:00 PM
at VFFD and Community Center, 15406 FM 2769, Volente, Texas.
Minutes**

1. Call to order and establishment of a quorum.

Commissioner Chair Ken Beck called the meeting to order at 7:00 PM. Those in attendance were Ken Beck, Babs Yarbrough, Ruan Lourens, and Felix DeHerrera. Councilmember Judy Graci was also in attendance. Silvia Brunet-Jones was absent.

2. Citizens Comments:

Commissioner DeHerrera commented on the VNA Meeting on Saturday April 2, 2011 as being an excellent event and complimented Ken Beck for a job well done.

3. Discussion and possible action to Council regarding clarification of impervious cover issue on the lots of Isle Estate subdivision. Presentation by Aaron Pesek, Engineer.

The applicant pulled the item off the agenda. Chair Ken Beck updated commissioners on the issue of the 11% impervious cover for each lot in the subdivision.

4. Discussion, review and possible action to make recommendations regarding the Single Family Residential Packet requirements and checklist to Council.

Chair Ken Beck reviewed the attached memo and SFR packet highlighting the discussion that Planning and Zoning commissioners have had the previous months regarding requiring an engineered site plan for a residential construction, increasing impervious cover to 25% for a lot that is less than one acre and putting the actual wording in the SFR packet to include that erosion control needs to remain in place until vegetation is established.

5. Discussion and possible action on the review of ordinances in regard to small and irregular existing lots in Volente, and the setbacks and rules regarding effective use of those lots.

This item was combined with item # 4.

6. Approval of Minutes 3/2/11.

Commissioner DeHerrera made a motion to approve the minutes. Commissioner Yarbrough seconded. The motion passed unanimously.

7. Adjourn

Commissioner Lourens made a motion to adjourn. Commissioner Yarbrough seconded the motion. Meeting adjourned at 7:50 PM.

PASSED AND APPROVED THIS ___DAY OF MAY, 2011

Respectfully submitted by:

Jennifer Zufelt, City Secretary

