

**MINUTES**  
FOR THE  
**SEAGOVILLE PLANNING AND ZONING COMMISSION**  
**Meeting scheduled to begin at 7:00 p.m.,**  
**Thursday, June 11, 2009**  
in the Council Chambers of City Hall,  
located at 702 N. Highway 175 – Seagoville, Texas

**CHAIRPERSON**  
**VICE-CHAIRPERSON**  
**COMMISSIONER**  
**COMMISSIONER**  
**COMMISSIONER**  
**COMMISSIONER**  
**COMMISSIONER**

**CARL HENLEY**  
**DENNIS CHILDRESS**  
**JERRY BECKER**  
**BEVERLY WILSON**  
**JON EPPS**  
**RANDY DAUGHERTY**  
**(VACANT)**

► As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

I. CALL TO ORDER

Chairperson Henley declared a quorum present and called the meeting to order at 7:01 p.m. Commissioners present were Dennis Childress, Carl Henley, Randy Daugherty and Jerry Becker. Commissioner Beverly Wilson arrived at 7:02 p.m. Commissioner Jon Epps was absent. Also present were City Planner Sherry Sefko with The Sefko Group and Planning Technician Cindy Kintz.

II. INVOCATION & PLEDGE OF ALLEGIANCE

Vice-Chairperson Childress gave the invocation and the commissioners led in the Pledge of Allegiance.

III. APPROVAL OF MINUTES

A. Approval of the Minutes for the regular meeting held on May 28, 2009.

Commissioner Becker made a motion, seconded by Vice-Chairperson Childress, to approve the minutes for the regular meeting held on May 28, 2009. Chairperson Henley called for a vote with all present commissioners voting AYE. The motion carried (4-0). Commissioner Epps was absent.

IV. PUBLIC HEARINGS

None

V. REQUESTS AND PRESENTATIONS

- A. Hold a Discussion and give Staff Direction over the Comprehensive Plan Update Study. Sefko

City Planner Sherry Sefko and the commissioners reviewed and discussed Section 2: Baseline Analysis of the Comprehensive Plan. Commissioner Becker suggested including The Wetlands Educational Center and inquired as to when the facility would be open to the public. Staff was unsure at that time and would follow up. Commissioner Wilson suggested speaking with the Public Information Officer's Executive Assistant, Christina Mendoza, to obtain information from The Federal Correctional Institution in Seagoville. Commissioner Becker suggested evaluating the city attractions like the D.I.S.D. Environmental Education Center and the Dallas County Post Oak Preserve. Commissioner Becker requested Staff to clarify if visitors were allowed at the Center and, if visitors were allowed, the time frame on when the Center was open for visitors. Commissioner Daugherty commented on how 24% of the residential structures were manufactured homes caught his attention as well as the majority of residences living in the City was between the ages of 25 to 44. The commissioners emphasized making sure the numbers were updated with the most current figures.

After the review and discussion had concluded, Mrs. Sefko had the commissioners complete the questionnaire that was distributed to them before the meeting.

VI. FUTURE AGENDA ITEMS

Mrs. Sefko discussed with the commissioners having a joint work session with City Council to give an approximate thirty-five minute Power Point presentation that coincided with the hand out that was distributed to them that evening. The commissioners agreed to a joint work session with the City Council during their regular work session on Thursday, July 16<sup>th</sup>, beginning at 6:30 p.m.

Commissioner Becker mentioned he had not seen a copy of the Commission's future agenda list lately in particular his discussion item on discontinuing Home Owners Associations within the City. Mrs. Sefko and other commissioners explained how the Commission could move forward on the future agenda list once the Comprehensive Plan Update Study was completed.

VII. ADJOURNMENT

Without any further business to discuss, Commissioner Becker made a motion, seconded by Commissioner Daugherty, to adjourn the meeting at 8:04 p.m. Chairperson Henley called for a vote with all present commissioners voting AYE. The motion carried (4-0). Commissioner Epps was absent.

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**CARL HENLEY**  
**CHAIRPERSON**

**ATTEST:**

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**CINDY KINTZ, PLANNING TECHNICIAN**  
**PLANNING AND ZONING COMMISSION LIAISON**