

**Minutes of**  
Cresson City Council Meeting & Planning & Zoning Commission  
**January 25, 2022**

Mayor Conway called the City Council Meeting of Cresson, Texas to order at 7:00 P.M. January 25, 2022, at the City of Cresson Council Chambers. Attendance as follows:

Mayor Teena Conway	Ron Becker	Kenneth Benzenhoefer
Warren McKamey	Pam Manley	Lisa Clement (absent)

Andrea Russell, City Attorney

Councilperson Becker gave the invocation. Councilperson Manley led the U.S. Pledge and the Texas Pledge.

Meeting opened to the public.

**Citizen's Comments**

None.

**Mayor Report and Comments**

- A. **Update on city park-donations welcomes**-Our grant development team and engineer recommended scaling down the park due to economic changes. Consider multiple phases that will grow the park as Cresson grows.
- B. **Update on developments in Cresson and surrounding areas**-Multiple subdivision projects in various stages of zoning and platting are underway possibly adding an additional 7866 to the Cresson population in the next 5 to 10 years.
- C. **Thank you to Victor Petty-clean up on Hwy 377**-Our Water director, Victor Petty, took it upon himself to clean up on three separate occasions trash that blew off trucks along the fence line of City Hall.
- D. **Watch out for Burn Bans**-Fire Chief Ron Becker reported that they have already been on 77 calls in January. Several homes have burned.
- E. **Economic Development luncheon with Gov. Greg Abbott**-Gov. Abbott shared several key accomplishments such as funding the continuation of the border wall, abortion limits and no CRT to be taught in Texas schools.

**Planning and Zoning Commission Agenda**

**A. The first public hearing for a request for change in zoning from Single Family-7 "SF-7" to General Commercial "GC" from E. Pierce Marshall, Jr. for a tract of land 0.833 acres out of the Nancy Smith Survey, Abstract 755, Johnson County, Texas; being all of Lot 2R. Block A, Villas at Motorsport Ranch, Phase 1, an addition to the City of Cresson, Johnson County, Texas, according to the plat recorded in Volume 10, page 781, Slide D-228, Plat Records, Johnson County, Texas (P.R.J.C.T.), and a portion of a tract of land as described by deed to Jack Farr as recorded in Volume 1977, Page 455 Deed Records, Johnson County, Texas (D.R.J.C.T.)**

Public Hearing begins at 7:08 P.M. No council questions. Public Hearing closes at 7:11 P.M.

Public Hearing reopens at 7:11 P.M. for public questions. No public questions. Public Hearing closes at 7:12 P.M.

## **Deliberation Agenda**

**A. The first public hearing for a request for change in zoning from Single Family-7 “SF-7” to General Commercial “GC” from E. Pierce Marshall, Jr. for a tract of land 0.833 acres out of the Nancy Smith Survey, Abstract 755, Johnson County, Texas; being all of Lot 2R. Block A, Villas at Motorsport Ranch, Phase 1, an addition to the City of Cresson, Johnson County, Texas, according to the plat recorded in Volume 10, page 781, Slide D-228, Plat Records, Johnson County, Texas (P.R.J.C.T.), and a portion of a tract of land as described by deed to Jack Farr as recorded in Volume 1977, Page 455 Deed Records, Johnson County, Texas (D.R.J.C.T.)**

Public Hearing opens at 7:12 P.M. No comments or questions from the council or the public. Public Hearing closes at 7:13 P.M.

**B. Vote on the request for change in zoning from Single Family-7 to General Commercial.**

Councilperson Becker makes a motion to approve the zoning change. A motion is duly made by Councilperson Becker and seconded by Councilperson McKamey. 4 ayes and 0 nays. The motion is passed unanimously.

**C. Consider and take any action regarding an ordinance establishing a Building and Standards Commission.**

City Attorney Andrea Russell shared information regarding the Building and Standards Commission and fielded questions from the council. Ms. Russell will take into consideration the comments from the council to update the ordinance she created for Cresson. No action taken.

**D. Consider and take any action regarding appointment of members to the Building and Standards Commission.**

No action taken.

**E. Resolution calling for May 7, 2022, General Election.**

No action taken.

**F. Preliminary plat received from Rana Land Development for 82.52 acres situated in the A. Howard Fairchild Survey, Abstract No. 189, the J. Randle Survey, Abstract No. 476, and the J. Howard Survey, Abstract No. 716, City of Cresson, Hood County, Texas, being a portion of those certain tracts of land described in deed as Tract I and Tract II, to Bottomline Real Estate & Holdings, LP, and Randy S. Healer, recorded in Instrument Number 2020-0001029, Official Public Records, Hood County, Texas, more specifically described in the application filed with the City Secretary.**

Councilperson Becker makes a motion to approve the preliminary plat with the variances requested such that Variance #5 applies to only to lots 12, 13, 14, 15 and 30. A motion is duly made by Councilperson Becker and seconded by Councilperson McKamey. 4 ayes and 0 nays. The motion is passed unanimously.

**G. Approval of the minutes of the city council meeting held on 12/14/2021.**

A motion is duly made by Councilperson Becker and seconded by Councilperson McKamey. 4 ayes and 0 nays. The motion is passed unanimously.

**Adjourn**

Meeting adjourned at 7:25 P.M.

  
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Teena Conway, Mayor

  
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Katy Freyd, City Secretary