

**MINUTES FOR THE  
KEENE PLANNING AND ZONING COMMISSION  
MONDAY MARCH 21, 2022**

**PRESENT:** Karl Konrad, Royce Spalding, Cheryl Schram, Melba Brower, and (alternate) Gilbert Perez

**ABSENT:** Billie Hopps

**Call to Order – Commissioner Konrad called the meeting to order at 6:00 p.m.**

**Invocation – Chairman Konrad**

**Pledge of Allegiance & Texas Pledge – Commissioners and Public**

- 1. Chairman’s Remarks: None**
- 2. Citizen Comments: None**
- 3. Approve meeting minutes for January 17, 2022.**
  - **Commissioner Schram made a motion to approve the minutes dated January 17, 2022. Commissioner Spalding seconded the motion.**
  - **Motion carried unanimously 5-0-0**

- 4. Public Hearing:**

**Conduct a public hearing to hear, discuss, and make a recommendation to the City Council regarding the change in zoning for the Canyons, approximately 70.48 acres situated in the Jeremiah Williams Jr. Survey, Abstract No.891 and the S.A. Howerton Survey, Abstract Number 357 and the Jeremiah Williams Jr. Survey, Abstract No. 890 in the City of Keene, Johnson County, Texas. The requested zone change will change property from SF-2 Single Family-2, C-3 Commercial-3, and AG- Agricultural, to a “PD” (Planned Development) district designation, with land uses and regulations most similar to SF-3 (Single-Family-3).**

**The public hearing opened at 6:03 p.m.**

**The public hearing closed at 6:05 p.m.**

- 5. Discussion and take possible action regarding the Rezoning of property owned by J&L Holdings Company for a single-family residential development known as the "The Canyons".**
  - **Commissioner Schram made a motion to recommend to the City Council that the approximately 70.48 acres of property owned by J&L Holdings Company be rezoned for a single-family residential development known as the “The Canyons” to a “PD” (Planned Development) district designation, with land uses and regulations most similar to SF-3. Commissioner Bower seconded the motion.**
  - **Motion carried unanimously 5-0-0**

- 6. Discussion on the applicants for the Planning and Zoning Commission.**

- City Manager Bernie Parker provided a brief update on the item.
7. Staff and/or Commission discussion or request for future agenda items – no action will be taken
    - Mr. Parker advised the board that the next meeting will be on April 11, 2022.
  8. Adjournment 6:15 p.m.

By: Karl Konrad  
Karl Konrad, Commission Chairman

Attest: N. Drambareanu  
Natanael Drambareanu, Interim City Secretary