

PUBLIC HEARING
ZONING CHANGE OF 210 EAST WILLIAMSBURG
and HOUSING VARIANCE
LONE STAR CITY COUNCIL
FIRE HALL – 201 WEST INDUSTRIAL
March 18, 2021 at 5:30 p.m.

*We reserve the right to enter into Executive Session on any Agenda item pertaining to
TEX. GOV'T CODE ANN. Sections 551.071-551.078, 551.087-551.089*

In compliance with the Texas Open Meetings Act, Chapter 551, of the Texas Government Code, the City of Lone Star issues this public notice. If, during the course of the meeting, any discussion of any item on the agenda should be held in executive or closed session, the board will convene in such executive or closed session in accordance with Section 551 of the Texas Government Code, Et Seq. The City Council will consider and act on the following items:

The subjects to be discussed or considered or upon which any formal action may be taken are listed below. Items do not have to be taken in the same order as shown on the meeting notice.

This meeting will be closed to in-person attendance by the public. A temporary suspension of the Open Meetings Act to allow telephone or videoconference public meetings has been granted by Governor Greg Abbott. These actions are being taken to mitigate the spread of COVID-19 by avoiding meetings that bring people into a group setting and in accordance with Section 418.016 of the Texas Government Code. Telephonic capabilities will be utilized to allow individuals to address the Council. Emails may also be submitted. **Members of the public are entitled to participate remotely via GoToMeeting Teleconferencing.** Citizens may join the GoToMeeting by logging on at <https://global.gotomeeting.com/join/888853269>. They may also join by calling [+1 \(872\) 240-3212](tel:+18722403212) and entering the Access Code: **888-853-269**. Participants will be asked to mute their phones/microphones until invited to speak during the Public Comments part of the meeting. There will be an audio recording made of the meeting and uploaded to the City website the next business day.

Members of the public who wish to submit their written comments on a listed agenda item must submit their comments by emailing citysecretary@lonestartx.net or by calling 903-656-2311 for staff assistance.

Comments must be received before 3:00 p.m., Thursday, March 18, 2021.

MINUTES

Present were Mayor Pro Tem Jerri Chism, Aldermen Rudy Dudley, Lynn Cox, Jeremy Livingston and City Secretary Tina Love. Absent was Mayor Randy Hodges and Alderman Mona Brown.

1. CALL TO ORDER by Mayor Pro Tem Jerry Chism at 5:30 PM

2. PUBLIC HEARING ITEMS:

2-1: Consider a zoning change for Hopes Home of Texas located at 210 East Williamsburg, Lone Star, Texas and an adjoining lot. Also, consider an ordinance variance for the minimum footage requirement on a single-family dwelling, and consider the placement of two or three tiny homes, on the adjoining lot to Hopes Home of Texas.

Ms. Bobbie Delese, of Hopes Home of Texas, is asking for the facility (previously a church) located at 210 East Williamsburg, Lone Star, Tx., located in a single-family zoning district, be re-zoned to Commercial “B”; therefore, in compliance with City zoning ordinances. She is also asking for a variance to consider placing two or three tiny homes, on parcel number 10544 adjoining Hopes Homes, which do not meet the minimum 750 square feet structural requirements in accordance with the City ordinance.

A phone in meeting participant, Keith Reiter, feels that Hopes Homes is offering a good service; however, is concerned the expansion of the business could affect the safety of the neighborhood. He also expressed concerns of adding tiny homes to the neighborhood could decrease the property values of homes in the surrounding area.

It was suggested that Ms. Delese get a petition signed by surrounding neighbors to ensure there were no issues with the addition of tiny homes to the facility. Lynette Andrews, another phone in participant, offered to help Ms. Delese get a partition together and passed around the neighborhood. This partition will need to be available for review at the next scheduled council meeting.

A motion was made to rezone the property as commercial “B” and to table the addition of tiny homes until the next meeting; however, this being a Public Hearing, does not allow actions to be taken. Instead, these items will be discussed and voted on at the next scheduled council meeting.

3. ADJOURN

/s/Jerri Chism, _____
Jerri Chism, Mayor Pro Tem

/s/ Tina Love _____
Tina Love, City Secretary