



## VILLAGE OF VOLENTE

### MINUTES

Special Called City Council Meeting  
4:00 P.M., Thursday, March 9, 2017  
16100 Wharf Cove, Volente, TX 78641

#### A. ITEMS OPENING THE MEETING

1. Call to Order  
Meeting was called to order by Mayor Beck at 4:11 p.m.
2. Call Roll and Establish a Quorum  
Present: Baker, Beck, Fleenor, Fogarasi, Hopkins and Yenawine  
Staff: Buckle and Vicuña  
A quorum was present.

#### B. CITIZEN COMMUNICATIONS. None

#### C. GENERAL BUSINESS AND ACTION ITEMS

1. Close Public Meeting, Enter Executive Session.  
Mayor Beck closed the public meeting at 4:12 p.m.
2. Close Executive Session, and Open Public Meeting.  
Mayor Beck reopened the public meeting at 5:04 p.m.
3. Discussion on the restrictive covenants to be associated with the rezoned lots of Loved Homes of Volente (VJ's) and the possibility of using those covenants as the Village's conditional overlay.

#### Citizen comments:

**Bill Connors, Lakeview**, reminded Council of the overwhelming support within the Village. He is confused as to why more restrictions will be placed on the lots when the ordinance covers everything.

**Judy Graci, Booth**, everyone wants VJ's. The issue is with the addition of all 6 lots when only 3 are necessary. She stated that lots 3, 4 and 5 are not addressed in the proposed deed restrictions and questioned the storage warehouse and property management office uses included in the restrictions.

**Nancy Carufel, Joy**, reminded Council that the Village wants less government.

**Joyce Beck, Booth**, requested that Council listens to the community and hopes that requirements do not become so restrictive that nothing happens.

**Cynthia Mallow, Reed**, has spoken with various people and her impression is that the community seems to be unaware that VJ's will include the additional lots.

**Babs Yarbrough's** email was read and can be viewed as an attachment to these minutes in the City Secretary's office.

There was open communication between Council and Loved Homes representatives: Kellie Rush-Frie, Dimitri Hammond and Kyle Christian

Beside minor typographical edits, the following edits and revisions were agreed upon.

1. Include lots 3, 4 and 5

2. Add the restriction of two story maximum on all six lots
3. Lots 1 and 2 “**shall have all**” of the following uses.
4. Remove “lesser included” clause from each lot
5. Lot 1 will still require a variance for the non-conforming use
6. Paragraph III ends at terminated
7. Paragraph VI ends at property
8. Paragraph VIII regular “& certified” and renumber as VII

Next meeting scheduled for Tuesday, March 14 at 4 p.m.

At this point the City Attorney requested to be excused from the remainder of the meeting.

4. Consideration and action by Council to appoint a Chair of the

Citizen comments:

**Bill Connors** was surprised that Richard Roucloux was not reappointed to the Commission. He would like to see Council appoint a chair that has an alternative point of view.

**Joyce Beck** stated that at the last meeting there was not a citizen comment session and Richard was not able to speak for himself.

**Nancy Carufel** was also surprised that Richard was not reappointed. She highly recommends Kristi Belote for Chair.

**Judy Barrick's** emailed comment was read and can be viewed as an attachment to these minutes in the City Secretary's office.

- i. Planning and Zoning Commission (pursuant to Chapter 211.007(a) of the Local Government Code and Section 30.138(C) of the VOV Zoning Ordinance), and

**Hopkins motioned to appoint Allison Thrash as the P&Z Chair, seconded by Fogarasi.**

Council discussed the qualifications of both Allison Thrash and Kristi Belote.

**Motion carried.**

At this time Mayor Pro Tem Baker excused himself from the meeting due to a prior obligation.

- ii. Board of Adjustment (pursuant to Chapter 211.008(b) of the Local Government Code and Section 30.137(A.1.i.) of the VOV Zoning Ordinance) – Council Member Hopkins

**Hopkins motioned to appoint James Jordan as chair of BOA, seconded by Yenawine.  
Motioned carried.**

**D. ADJOURNMENT**

Meeting adjourned at 6:08 p.m.

**Approved this 21<sup>st</sup> day of March, 2017.**

Signed:

Attest:

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Ken Beck, Mayor

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Nicole Vicuña, City Secretary