



Planning and Zoning Commission

Monday, January 24, 2022 at 5:30 PM

Breckenridge City Offices Commission Chambers
105 North Rose Avenue
Breckenridge, Texas 76424

AGENDA

CALL TO ORDER

PUBLIC TESTIMONY

This is an opportunity for the public to address the Commission on any matter of public business, except public hearings. Comments related to public hearings will be heard when the specific hearing begins.

APPROVAL OF MINUTES

1. Consider approval of the May 11, 2021 Planning and Zoning meeting minutes as recorded.

ACTION ITEMS

2. Consider and make a recommendation on request PZ 22-01 to close an alley in the 1000 block of East Williams – East Breck Addition, Block F, between Easton Avenue and Flint Avenue in Breckenridge, Texas.

ADJOURN

I certify that this notice was posted at the City Offices, 105 North Rose Avenue, Breckenridge, Texas by 4:00 P.M., Friday, January 21, 2022.

Pamela Wright, Assistant City Secretary

This facility is wheelchair accessible, and accessible parking spaces are available. Request for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (254)559-8287 or FAX (254)559-7322 for further information.

Removed from the City Offices bulletin board at _____ on _____ by _____.



Planning and Zoning Commission

Tuesday, May 11, 2021 at 5:30 PM

Breckenridge City Offices Commission Chambers
105 North Rose Avenue
Breckenridge, Texas 76424

MINUTES

CALL TO ORDER

Mike Griffith called meeting to order at 5:30 pm

PRESENT

Blaine Reatherford, Elaine Moore, Les Strickland, Mike Griffith, Calvin Chaney, Diane Latham, Cheryle & Billy (Bo) Cook, Johnny Spencer and Steffan Moore

APPROVAL OF MINUTES

1. Approval of Minutes: Meeting(s): October 13,2020

Motion made by E. Moore, Seconded by Strickland
Voting Yea: Reatherford, Moore, Strickland, Griffith

PUBLIC TESTIMONY

2. Citizens Presentations: (Regarding Issues Not on the Agenda)

PUBLIC HEARING:

5:31 pm

2. A. PZ 21-01 - Billy Cook requests zone change from C-3 - General Business District to MH - Mobile Home Dwelling District at A1197 LAL, Sec 7, Tract NE/4, 6.000 acres in Breckenridge, Texas.

Calvin Chaney explained Billy came to us on this property someone interested in purchasing it for a RV Park. Calvin explained due to being in flood zone a no rise certificate was needed; Mike Thorton provided Billy that information. There are several restrictions including no permanent structures can be placed on the property. There has been no opposition. E. Moore asked if potential owners know about the road changes soon to be done by TXDOT, S. Moore stated the new owners are aware of the upcoming construction.

Motion made by Reatherford, Seconded by Moore
Voting Yea: Reatherford, E. Moore, Strickland, Griffith

ITEMS REQUIRING NO FORMAL ACTION

3. Discussion Items- None

Item 1.

ADJOURN

Meeting adjourned at 5:50 pm

Motion made by Reatherford, seconded by E. Moore.

Voting Yea: Reatherford, E. Moore, Strickland, Griffith

I certify that this notice was posted at the City Offices, 105 North Rose Avenue, Breckenridge, Texas at 4:00 P.M., Friday, May 7, 2021.

Mike Griffith, Chairman

ATTEST:

Diane Latham, Assistant City Secretary

S E A L

**PLANNING AND ZONING COMMISSION
STAFF REPORT**

Meeting

Date: January 24, 2022

To: Chairman and Members of the Planning and Zoning Commission

From:

Subject: Request to abandon alley in the 1000 block of East Williams

Purpose:

Consider and make a recommendation on request PZ 22-01 to close an alley in the 1000 block of East Williams – East Breck Addition, Block F, between Easton Avenue and Flint Avenue in Breckenridge, Texas.

Existing Condition of Property:

The property in question currently has a house and garage built in the alleyway as far back as 1930.

Adjacent Existing Land Uses and Zoning:

North: Rocky Spencer Welding, K&S Air Conditioning, Aurelio Pina – Zoned C-2

South: Residential homes – Zoned R-1

East: Residential home – Zoned R-1 with SP

West: Vacant lot and residential home – Zoned C-1

Development Review Analysis:

The property owner at 1000 E. Williams (south side of alley) is trying to sell this property, and some uncertainties regarding the alley being closed have come up with the survey and city records. A house and garage have been built across the alleyway in years past therefore, the City is requesting the alley be closed. There are not any utilities in this alleyway.

Staff Recommendation:

City staff forwards this request for your consideration.

Attachments:

Survey

City of Breckenridge GIS map

Map



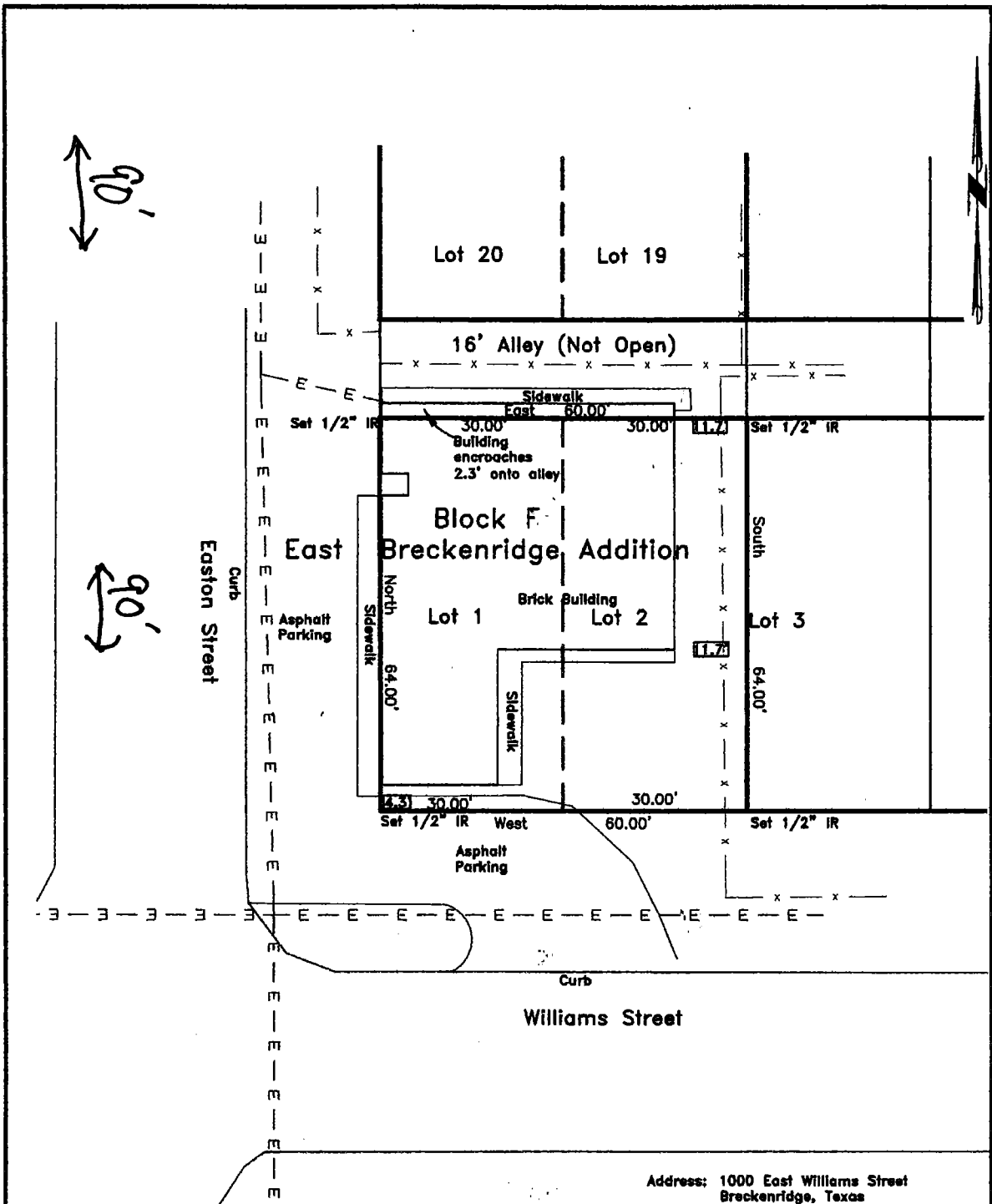
- Local Road Labels
- Local Roads
- Extra-territorial Jurisdiction
- City Limits
- Stephens CAD Parcels



Data displayed were gathered by the City of Breckenridge for municipal purposes. No guarantee is made regarding suitability for any other use or purpose.

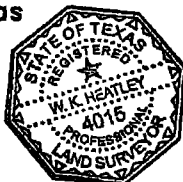


01/05/22 14:21



Address: 1000 East Williams Street
Breckenridge, Texas

Plat showing Lots 1 and 2 Block F,
East Breckenridge Addition to the City
of Breckenridge, Stephens County,
Texas



Note:
Easements not shown on plat
unless otherwise noted.
Bearings based on G.P.S. NAD
1983 coordinates

I hereby certify that this survey was made
on the ground and that this plat correctly
represents the facts found at the time of the
survey.

William K. Heatley

William K. Heatley
Registered Professional Land Surveyor #4015
Firm #10079500

**SURVEY PLAT IN
STEPHENS COUNTY
TEXAS**

HEATLEY SURVEYING
P.O. BOX 1
BRECKENRIDGE, TX 76424

(254) 559-8914

Print Number: S-2270 L

SCALE: 1" = 20'
DATE: 12-21-2021
FILE: CADDO CREEK INVEST (8)

STEPHENS COUNTY

APPRAISAL DISTRICT

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Property Year 2021

Information Updated 1/20/2022

Property ID: R000010889 Geo ID: 10510.906.001.00

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Property Details

Ownership

CADDO CREEK INVESTMENTS LLC

13377 US HWY 180 E
CADDO, TX 76429

Ownership Interest: 1.0000000

Available Actions

Qualified Exemptions

Not Applicable

Legal Information

Legal: EAST BRECK, BLOCK F, LOT 1 & 2

Situs: WILLIAMS 1000 E

Property Valuation History

Values by Year		2021	2020	2019	2018	2017	n/a
Improvements	+	\$30,080	\$30,080	\$97,650	\$97,730	\$97,730	\$0
Land	+	\$1,730	\$1,730	\$1,730	\$1,730	\$1,730	\$0
Production Market	+	\$0	\$0	\$0	\$0	\$0	\$0
Personal	+	\$0	\$0	\$0	\$0	\$0	\$0
Mineral	+	\$0	\$0	\$0	\$0	\$0	\$0
Total Market	=	\$31,810	\$31,810	\$99,380	\$99,460	\$99,460	\$0
Agricultural Loss	-	\$0	\$0	\$0	\$0	\$0	\$0
Homestead Cap Loss	-	\$0	\$0	\$0	\$0	\$0	\$0
Total Assessed	=	\$31,810	\$31,810	\$99,380	\$99,460	\$99,460	\$0

Improvement / Buildings *Improvement Value: \$30,080*

Group Sequence	Code	Building Description	Year Built	Square Footage	Perimeter Footage
1	MA	MAIN AREA		2,307	226
2	ASPH	2 INCH		584	162
3	CVP	COVERED PORCH		84	50
4	STG	STORAGE		48	28

Land Details *Market Value: \$1,730* *Production Market Value: \$0* *Production Value: \$0*

Land Code	Acres	Sq. Ft.	Front Ft.	Rear Ft.	Depth	Mkt. Value	Prd. Value
S0510	0.000	0	60	60	80	1,728	0

Deed History

Sold By	Volume	Page	Deed Date	Instrument
LAWRENCE J T MD	2175	38	2/20/2020	20

Property Tax Estimation by Entity / Jurisdiction

Code	Description	Taxable Value	Tax Rate per \$100	Tax Factor applied to Taxable Value	Estimated Tax
CBR	CITY OF BRECKENRIDGE	31,810	\$1.06	0.0106	\$357.00
HD	HOSP DIST	31,810	\$0.27737	0.0027737	\$92.65
SBR	BRECKENRIDGE ISD	31,810	\$0.9897	0.009897	\$335.50
STC	STEPHENS COUNTY	31,810	\$0.80	0.008	\$254.48
Total Estimation			\$3.12707	0.0312707	\$1,039.63

The above property tax estimation is not a tax bill. Do not pay.

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