



**City of Lorena**  
107-A S. Frontage Road  
Lorena, Texas 76655  
(254) 857-4641, Fax (254) 857-4118  
OFFICIAL MINUTES

**NOTICE OF JOINT PUBLIC HEARING  
LORENA CITY COUNCIL  
LORENA PLANNING AND ZONING COMMISSION  
MONDAY, SEPTEMBER 21, 2020 – 6:30 P.M.  
LORENA CITY HALL  
107-A S. FRONTAGE ROAD, LORENA TEXAS**

In accordance with social distancing guidelines, the City Council meeting will not be open to the public. Some council and commission members may attend, while others may call to participate. To help contain and mitigate the spread of COVID-19, participation by the public may be done remotely in compliance with the Texas Open Meetings Act or pursuant to the Action issued by the Governor of Texas on March 16, 2020.

THE PUBLIC WILL BE ABLE TO JOIN THE MEETING BY VIDEO CONFERENCING AT THE FOLLOWING LINK <https://global.gotomeeting.com/join/542302493> or join the conference call at (254)655-5400; GUEST PIN :2021

Questions and comments on items listed on the agenda may be emailed no later than two hours (4:30 p.m.) prior the meeting to the City Secretary via email to [mhendrix@lorenatx.gov](mailto:mhendrix@lorenatx.gov)

**1. Call to Order/Roll Call**

Mayor Roper called the meeting to order at 6:30 p.m. Council members present were Mayor Chuck Roper, Mayor Protem Bill Coleman, Emily McKenzie, Jeff Linnstaedter and Kelly Yarbrough. Tommy Ross was absent.

Planning and Zoning members present were Chairman Don Bagby, Jeb Clemons, Sylvia Lemley, Gary Payne and Brad Wetzal. Austin Montgomery was absent.

City Staff present were Joseph Pace, Monica Hendrix, Linda Klump, Kevin Neal, Tom Dickson and Peter Rivas.

**2. Citizens questions or comments.** No comments were received.

**3. Approval of Minutes:**

**a. August 17, 2020**

**b. August 31, 2020**

Emily McKenzie motioned to approve the August 17<sup>th</sup> and August 31<sup>st</sup> minutes. Bill Coleman seconded the motion. All in favor, motion carried.

**JOINT PUBLIC HEARING:** The Public hearing opened at 6:33 p.m.

**4. Hold a joint public hearing and receive input for the purpose of deliberating the proposed Lorena Comprehensive Plan 2020.**

Stephen Cook and Karen Mitchell with Mitchell Planning Group presented the 2020 Lorena Comprehensive Plan to the City Council and Planning and Zoning Commission and public. Karen Mitchell explained in 2013 a modified version of a Comprehensive Plan was completed due to budgetary constraints in Lorena at the time. A Future Land Use Map and list of goals and objectives was created in 2013. Comprehensive Plans should be reviewed and updated every 5 to 10 years as growth and circumstances change in the community. Joseph Pace wanted to see a more detailed plan. A Charette was held in January with local citizens and the Planning and Zoning Commission to begin the process of creating the new updated plan. Three work sessions were held by the committee and the new plan was created.

Stephen Cook presented the new Comprehensive Plan along with the vision of Lorena. "Lorena will be a multicultural thriving city with a "hometown" feel. It will be supported by excellent schools and infrastructure including utilities, road, bike lanes, and sidewalks. It will be a unique place to live and visit, capitalizing on its downtown historic district and its location along the I-35 corridor. With multigenerational neighborhoods it will have a diversity of housing types and price points. Community gathering spaces will be connected to neighborhoods and commercial areas. Active businesses and small industries will produce a stable tax base." Cook explained Lorena is a center for new growth and the plan includes growth management tools along with existing and future land use maps, transportation, historic preservation, economic development, housing, parks, recreation, and natural resources, government infrastructure, services and facilities and implementation of the Comprehensive Plan. Cook explained that this is Lorena's Plan created by the citizens on the committee for Lorena.

After the presentation Mayor Roper called for any questions and comments from the council and citizens. Bill Coleman spoke and feels this document is very thorough and clean and a great tool for the Lorena city staff moving forward. Kelly Yarbrough says that a lot of good information and aspects have been captured that will contribute to the community. Mayor Roper agrees with the plan and thanked everyone that was involved for their hard work.

Mayor Roper closed the public hearing at 7:03 p.m.

**City Council to recess until the conclusion of the Planning and Zoning Commission agenda and will reconvene into regular session once the Planning and Zoning Commission has considered published items.** City Council recessed at 7:03 p.m. for P&Z to deliberate.

Planning and Zoning Commission Recommendation

**5. Consider a recommendation to the City Council and Ordinance No. 2020-0921-01 regarding the proposed Lorena Comprehensive Plan 2020 and take any necessary action.**

Chairman Don Bagby asked if the P&Z had any questions, comments or discussion on this item. There were no comments or questions. Gary Payne motioned to make the recommendation to the City Council and approve Ordinance No. 2020-0921-01 regarding the proposed Lorena Comprehensive Plan 2020. Brad Wetzel seconded the motion. All in favor, motion carried.

**6. Adjourn the Planning and Zoning Commission**

Due to no further business by the P&Z Commission their meeting adjourned at 7:05 p.m.