

**MINUTES  
PLANNING AND ZONING COMMISSION  
Thursday, December 14, 2023 - 6:00 P.M.**

Aledo Community Center  
104 Robinson Court  
Aledo, Texas 76008

**A. CALL TO ORDER:**

Chairman Jeff Corby was not present at this meeting. Commissioner Eric Grimm chaired the meeting tonight.

Commissioner Eric Grimm called the meeting to order at 6:00 pm

Those present at the meeting were Commissioner Eric Grimm, Commissioner Clayton Lundgren, Commissioner Byron Smith and Alternate Commissioner Daniel Reilley thereby creating a quorum for the meeting.

Staff members present were City Planner Ivan Gonzalez, City Attorney Elizabeth and City Secretary Deana McMullen.

Invocation was given by Commissioner Clayton Lundgren

Pledge of Allegiance was given by all present.

**1) Public Comment:**

This is an opportunity to address the Planning Commission on any matter, whether or not it is posted on the agenda. Individual public comments are normally limited to three (3) minutes; however, time limits can be adjusted by the presiding officer. Time is not transferable. The presiding officer may ask the public to hold their comment on an agenda item if the item is posted as a Public Hearing. The Planning and Zoning Commission cannot by law take any action nor have any discussion or deliberations on any presentation made at this time concerning an item not listed on the agenda. The Planning and Zoning Commission will receive the information, and ask City Staff to review the matter, or an item may be noticed on a future agenda for deliberation or action. Please sign in before the start of the meeting and provide the paper to City Staff.

There was no one to speak under Public Comments.

## **B. CONSENT AGENDA**

- 1) Consideration and/or action regarding approval of minutes of the October 19, 2023, regular meeting.

The consent Agenda item was tabled until the next regular meeting when the board members that were present are at the meeting in order to approve the minutes.

Motion was made by Commission Byron Smith, seconded by Commissioner Clayton Lundgren to postpone this item until the February meeting.

Motion carried 4-0

## **C. REGULAR BUSINESS:**

- 1) Consider and discuss nominating and appointing a Vice Chair for the Planning and Zoning Commission.

Alternate Commissioner Bryon Smith made a motion to appoint Commissioner Eric Grimm as the Vice Chair. This was seconded by Commissioner Clayton Lundgren.

Motion carried 4-0

- 2) Public hearing and recommendation regarding a Specific Use Permit for gun sales on C-2 General Commercial zoning - .460 acres located at Lot 3 and a portion of Lot 2, Block 5, Lasater Addition. (108 Jearl Street)

City Planner Ivan Gonzalez addressed the Planning and Zoning Commission and stated that the property (108 Jearl) is currently zoned (C-2) General Commercial District. The potential tenant Aledo Arms and Ammo (Thomas Sadin) is requesting a Special Use Permit for Gun Sales in General Commercial Zoning. The requested use does not change the overall C-2 uses or requirements pertaining to the property. The property is designated on the Future Land Use Plan as Commercial due to the proximity of FM 1187. Locations to the North/South and East are also Commercial. Property to the West is designated as Planned Development. Adjacent property is zoned Single Family Residential (R-2). The Notice of Public Hearing was posted in the paper and a sign was posted on the property. Staff recommends approval of this application.

Commissioner Eric Grimm opened the Public Hearing at 6:10 pm for anyone wishing to speak for or against this item.

Owner Tom Sadin of 292 Highland Drive in Aledo, TX addressed the Board and answered questions that they had regarding the business. He said that he had been doing this part time as a Hobby. He wants to take this business to the next level and open a store front and since he lives in Aledo he wants to keep his business here as well.

He works with the Grand Prairie ISD Police Department, Parker County Sheriff's Office

and Aledo AISD Police Department. In addition to Gun Sales there will also be a Simulated Firing lane which is done with Lasers. This lane will be used specifically for first responders.

Dan McCallum – Property manager from commercial businesses at 709 FM 1187 was here to see what this was about. He stated that none of his tenants had any issues with this business opening up.

Commissioner Eric Grimm closed the Public Hearing at 6:18 pm

Motion was made by Commissioner Claytong Lundgren, seconded by Alternate Commissioner Byron Smith to recommend to City Council to approve the request for the SUP Specific Use Permit for Gun Sales at 108 Jearl St. in Aledo, TX

Motion carried 4-0

#### **D. ADJOURNMENT OF PLANNING & ZONING COMMISSION MEETING**

**Motion was made by Commissioner Clayton Lundgren, seconded by Commissioner Byron Smith to adjourn this meeting of the Planning & Zoning Commission at 6:20 pm.**

**Motion carried 4-0**

**PASSED AND APPROVED THIS THE 11<sup>th</sup> DAY OF April 2024.**

  
**ATTEST:**  


**Deana McMullen, City Secretary**

  
**Eric Grimm – Vice Chair**