

**MINUTES OF  
CITY OF WHARTON  
REGULAR CALLED  
PLANNING COMMISSION MEETING  
CITY HALL  
120 EAST CANEY STREET  
WHARTON, TEXAS 77488**

**Monday, February 5, 2024  
4:30 P.M.**

Mike Wootton, Chairperson declared the meeting of the Planning Commission duly open for the transaction of business at 4:30 p.m.

Commissioners present were: Mike Wootton, Joel Williams, Johnnie Gonzales, Michael Quinn and Rob Kolacny.

Commissioners absent were: Marshall Francis and Adryalle Watson.

Staff members present were: Gwyneth Teves, Director of Planning & Development and Claudia Velasquez, Building Official

Visitors present were: Elizabeth Ewing, Bowman Project Manager, Jermayn Mack, JMack Architects, LLC

**Call to Order.**

**Roll Call.**

**Review and Consider:**

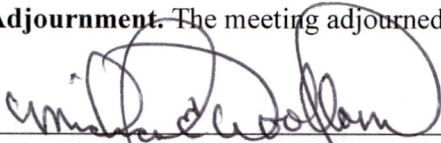
The first item on the agenda was to review and consider the reading of the minutes from the regular called meeting held November 20, 2023. Rob Kolacny, Commissioner, moved to approve the minutes as presented. Michael Quinn, Commissioner, seconded the motion.

The second item on the agenda was to review and consider a request from Ms. Latoya Williams of 120 W. Mulberry Ave., Hawes, Block 6, Lot 12 & 13 for a variance to build over the property line of 2 adjoining lots and a 5-foot variance from the required 25-foot front setback required. After consultation with Ms. Velasquez, it was advised the front setback variance was not required. Joel Williams, Commissioner, moved to recommend the variance to build over the property line to the City Council for final approval. Rob Kolacny, Commissioner, seconded the motion. All voted in favor.

The third item on the agenda was to review and consider a request from Ms. Elizabeth Ewing on behalf of 902 W. Milam St., Wharton, Block 62, Lot 10 for a variance to encroach the alleyway between the leased property and the CenterPoint property. Discussion on the existing utilities and usage of the alleyway was briefly discussed and recommendation from the Planning & Development Department to deny the variance as requested and consider a modification of a 0' side building line setback be considered for recommendation to the City Council was also discussed. Joel Williams, Commissioner moved to deny the variance as presented but to present the recommendation to the City Council for a 0' side building line setback for final approval. Michael Quinn, Commissioner, seconded the motion. All voted in favor.

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**Adjournment.** The meeting adjourned at 4:41 p.m.



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Mike Wootton, Chairperson



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Rob Kolacny, Secretary