

**MINUTES
PLANNING AND ZONING COMMISSION
REGULAR MEETING - JUNE 6, 2011
FOREST HILL COUNCIL CHAMBERS
3219 CALIFORNIA PARKWAY
6:00 PM**

Chairperson Johnson called the meeting to order at 6:00 p.m.

Members present: Berniece T. Johnson, Jimmie Sanders, David Gainer, and Loretta Muldrew

Members absent: Michael Lewis, Hattie M. Jones, and Adrian Anderson

Staff present: Sheyi I. Ipaye, City Manager; Ed Henderson, Fire Chief; and Lisa Dawn Cabrera, City Planner.

Commissioner Sanders delivered the invocation.

The pledge of allegiance to the United State and the Texas flags were recited.

A. VISITORS/CITIZENS FORUM

No one wished to speak at this time.

Chairperson Johnson closed the Visitors/Citizens Forum at 6:04 pm.

B. REGULAR ITEMS

1. Approval of Minutes dated April 18, 2011

Commissioner Gainer made a motion to approve the minutes as written, seconded by Commissioner Muldrew.

Motion passed with out objection.

2. Case #PZ 2011-12 to consider approval of a request to add a use to the Schedule of Uses Section 5.100 of the Zoning Ordinance for a commercial saltwater disposal well and to propose the allowable zoning districts for the proposed use and add a definition for a commercial parking lot to Section 3.100 of the Zoning Ordinance as requested by Kemper Operating Co., Inc.

Mr. William Kemper, 4401 Cluster Oak Ct., Granbury, TX addressed the Commission with a presentation of what a saltwater disposal well site looks like and what is the function of a disposal well. He informed the Commission of the entire process of disposing of saltwater, many of the safety features that would be installed at the well site, the route the tanker trucks will take, the current condition of the lots that he would like to place the well on High Ridge, when he is finished installing his well he will have the property looking like a park, will add thousands of dollars in advalorem taxes, obtaining samples of water to ensure that water has not be changed, salt water disposal wells causing earthquakes, the process of skimming oil off the top of the salt water, gas leaks, alternate land choices, and land farming sediment.

Mr. Bobby Bryan, 6628 Oak Crest Drive West, Forest Hill, TX addressed the Commission in favor of the use being added to the Schedule of Uses.

The Commissioners asked the Fire Chief for his opinion of this salt water disposal well and he responded that his position on the well is from a stand point of the safety of the citizens of Forest Hill.

A discussion ensued among the Commissioners, City Staff, and the applicant regarding whether or not salt water disposal wells are allowed by Ordinance within the city limits.

Commissioner Gainer made a motion to approve the adding the use of a Commercial Saltwater Disposal Well to the schedule of uses, allowable within the LI (Light Industrial) and HI (Heavy Industrial) with the approval of a Specific Use Permit, and with the definition of the Commercial Saltwater Disposal Well being a well into which oilfield saltwater is disposed of and returned to the subsurface formations. The motion was seconded by Commissioner Muldrew.

Motion passed unanimously.

C. ADJOURNMENT

Commissioner Muldrew made a motion to adjourn, seconded by Commissioner Sanders.

Motion passed with no opposition.

Chairperson Johnson adjourned the meeting at 7:32 pm.

Berniece T. Johnson
Planning & Zoning Chairperson

ATTEST:

Lisa Dawn Cabrera
Planning & Zoning Secretary