

Minutes



**Planning and Zoning Commission
Regular Session**

**Council Chamber
101 W. Abram St.**

**February 20, 2013
5:30 P.M.**

The Planning and Zoning Commission of the City of Arlington, Texas, convened in Regular Session on February 20, 2013, at 5:30 p.m. in the Council Chamber at City Hall, 101 West Abram Street, with the meeting being open to the public and notice of said meeting, giving the date, place and subject thereof, having been posted as prescribed by V.T.C.A., Government Code, Chapter 551, with the following members present, to-wit:

Kevin McGlaun	*	Chair
Clete McAlister	*	
Harry Croxton	*	Commissioners
Vera McKissic	*	
Brandon Hill	*	
Ron Smith	*	
Mike Talambas	*	
Larry Fowler	*	
Samuel Smith, III	*	

Staff:

Gincy Thoppil	*	Planning Manager/Development Community Development and Planning
Mack Reinwand	*	Assistant City Attorney
Douglas Cooper	*	Planning Project Manager I/Development
Justin French	*	Planning Project Manager I/Development
Shon Brooks	*	Graduate Planner

- I. Called to order at 5:30 p.m.
- II. The Pledge was led by Vice Chair McAlister.
- III. Minutes of the February 6, 2013, P&Z Regular Session were approved.

IV. PLAT CONSENT AGENDA AND PUBLIC HEARING FOR PLATS

- A. Replat – Arlington Commerce Center Addition, Lots 2R and 4, Block 2 (Zoned Business Park Overlay – Industrial Manufacturing [BP-IM]); generally located east of New York Avenue, and south of East Bardin Road, with the approximate address being 4925 New York Avenue.

Present in support of this case was Edward Eckart, 2405 Mustang Drive, Grapevine, 76051.

Commissioner Croxton moved to Approve the Plat Consent Agenda. Seconded by Commissioner Hill, the motion carried by a vote of 9-0-0.

APPROVED

V. PUBLIC HEARING FOR ZONING CASES

- A. Substitute Landscape Plan SLP13-1
(Potbelly Sandwiches – 1301 South Cooper Street)

Application for approval of a substitute landscape plan on approximately 0.65 acres currently zoned Community Service (CS); generally located south of Doug Russell Road and east of South Cooper Street.

Present to speak in support of this case were Joseph Vaughn, 2424 Pheasant Drive, Little Elm, 75068; and Michael Montgomery, 1109 Ashby Drive, Allen, 76002.

Also present in support of this case were Josh Ammerman, 1721 Pine Drive, Midlothian, 76065; and Chris Baker, 505 Pecan Street, Fort Worth, 76102.

Commissioner Croxton moved to Approve Substitute Landscape Plan SLP13-1 with the following stipulation:

In addition to the improvements shown in the new landscape plan received today, the landscape setback along Cooper Street shall be expanded by an additional six feet making the landscape setback 16 feet wide in total; the two canopy trees in the patio area shall be relocated to the expanded landscape setback along Cooper Street; and the six foot wood fence will be board-on-board.

Seconded by Commissioner McKissic, the motion carried by a vote of 8-0-1.

AYES: McGlaun, McAlister, Croxton, McKissic, Hill, Talambas, R. Smith, Smith III

NAYES: None

ABSTAIN: Fowler

APPROVED with Stipulations

- B. Zoning Case PD13-2
(Moore Funeral Home – 900 West Road to Six Flags Street)

Application to change the zoning on approximately 0.746 acres from Planned Development (PD) for an equipment service center for a funeral chapel, with a Development Plan to Planned Development (PD) for Community Service (CS) uses, limited to cemetery, mortuary or funeral chapel, and customarily incidental uses, with a Concept Brief; generally located south of West Road to Six Flags Street and west of North Cooper Street

Present to speak in support of this case was John Cesiumsky, 1929 Allen Parkway, Houston, 77019.

Also present in support of this case were Jarrid Stout, 4216 South Bowen Road, 76016; Kevin Harris, 1929 Allen Parkway, Houston, 77019; and Kyle West, 1219 North Davis Drive, 76012.

Commissioner Smith III moved to Approve Zoning Case PD13-2 with the following stipulation:

A requirement of shrubs three feet on center with one three-inch caliper tree per 35 feet along the linear frontage of Road to Six Flags Street and any existing landscape would be given credit to that requirement.

Seconded by Commissioner Talambas, the motion carried by a vote of 9-0-0.

APPROVED with Stipulations

- C. **CONTINUED (from 2-6-13)** Zoning Case PD12-17
(Athlos Academy - 4950 South Bowen Road)

Application to change the zoning on approximately 40.812 acres from Planned Development (PD) for data processing, office, and training center facilities uses, with a Development Plan to Planned Development (PD) for all Estate (E) uses, with a Development Plan.

Per the applicant's request, Zoning Case PD12-17 (Athlos Academy) will be continued to the March 6, 2013 Planning and Zoning Commission public hearing meeting.

In an email dated February 20, 2013, the applicant had requested the hearing be continued to March 20, 2013. The hearing was opened for those wishing to make public comments if they could not make it to the next hearing date.

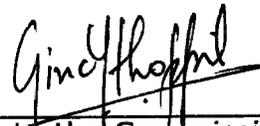
Per the applicant's request, the case was Continued to March 20, 2013.

CONTINUED

Being no other business to come before the Commission, Chair McGlaun adjourned the meeting at 5:58 p.m.


Chair

ATTEST:


Secretary to the Commission
APPROVED this 6th day of March 2013