

Minutes



Planning and Zoning Commission Regular Session

Council Chamber
101 W. Abram St.

**April 20, 2016
5:30 P.M.**

The Planning and Zoning Commission of the City of Arlington, Texas, convened in Regular Session on April 20, 2016, 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:

Larry Fowler	*	Chair
Clete McAlister	*	Vice Chair
Patrick Reilly	*	Commissioners
Mike Talambas	*	
Ron Smith	*	
Harry Croxton	*	
Samuel Smith, III	*	
Victoria Myers	*	
Jeff McCurdy	*	

Staff:

Jim Parajon	*	Deputy City Manager
Jennifer Pruitt	*	Planning Manager/Development
Kevin Charles	*	Senior Planner/Development
Nathaniel Barnett	*	Senior Planner/Development
Galen Gatten	*	Assistant City Attorney

- I. Called to order by Chair Fowler at 5:40 p.m.
- II. The Pledge was led by Commissioner McCurdy.
- III. Commissioner Ron Smith moved to Approve the minutes of the April 6, 2016, P&Z Regular Session Meeting. Seconded by Commissioner Myers, the minutes were approved by a vote of 9-0-0.

APPROVED

IV. PLAT CONSENT AGENDA AND PUBLIC HEARING FOR PLATS

- A. Combination Plat – Josiah O’Daniel Addition, Lot 5, Block 1 zoned Industrial Manufacturing (IM); generally located north of East Bardin Road and east of New York Avenue with the approximate address being 4935 Sherry Street.
- B. Replat – J.H. Hughes Addition, Lots 4-R2 and 4-R3; Zoned General Commercial (GC); generally located south of Debbie Lane and west of South Watson Road with the approximate address being 1450 Debbie Lane.

Commissioner Croxton moved to Approve Combination Plat – Josiah O’Daniel Addition and Replat – J.H. Hughes Addition on the Plat Consent Agenda. Seconded by Commissioner Reilly, the motion was approved by a vote of 9-0-0.

APPROVED

- C. Preliminary Plat – Twin Hills Addition – Lot 1X, Lots 2-17, Lot 18X, Lots 9-27, Lot 28X, Lots 29-46, Lot 47X, Lots 48-62, Lot 63X, Lots 64-83, and Lot 84X, Block 1; Lot 1X and Lots 2-22, Block 2; Lots 1-18, Block 3; Lots 1-6, Lots 1-6, Lot7X, and Lots 8-29, Block 4; Lots 1-8, Lot 9X, and Lots 10-31, Block 5; Lot 1X, and Lots 2-17, Block 6, (Zoned RS-7.2); generally located north of West Harris Road and west of Calender Road with the approximate address being 7202 Calender Road.

Preliminary Plat – Twin Hills Addition was removed from the Consent Agenda.

Present to speak in support of this case was Douglas Cooper, 200 East Abram Street, 76010.

Commissioner Croxton moved to Approve Preliminary Plat – Twin Hills Addition with the following stipulation: Directing Staff to request a traffic study from the applicant. Seconded by Commissioner Smith III, the motion was approved by a vote of 8-1-0.

AYES: Fowler, McAlister, Croxton, Reilly, McCurdy, Myers, Ron Smith, Smith III
NAYES: Talambas
ABSTAIN: None

APPROVED

V. PUBLIC HEARING FOR ZONING CASES

A. Zoning Case PD14-9R (Legends Express Car Wash – 5521 South Cooper Street)

Application to change the zoning on approximately 1.786 acres. from Planned Development (PD) for Community Commercial (CC) uses plus a carwash, with a Development Plan to Planned Development (PD) for Community Commercial (CC) uses plus a carwash and a commercial kennel with an outside run, with a Development Plan; generally located north of West Nathan Lowe Road and east of South Cooper Street.

Present to speak in support of this case was Scott Maynor, 2801 Network Boulevard, Suite 800, Frisco, 75034.

Commissioner McAlister moved to Approve Zoning Case PD14-9R with the following stipulations:

- The enclosure wall surrounding the outside run will match the materials of the primary structure
- A shade structure will be provided to cover the outside run.

Seconded by Commissioner Myers, the motion was approved by a vote of 9-0-0.

APPROVED

B. Zoning Case PD15-13 (Dial Independent Living – 131 and 175 East Bardin Road)

Application to change the zoning on approximately 9.089 acres from Community Commercial (CC) to Planned Development (PD) for limited Community Commercial (CC) uses plus an Independent Senior Living Facility, with a Development Plan; generally located north of East Bardin Road and east of Matlock Road.

Present to speak in support of this case were Jacob Sumpter, 200 East Abram Street, 76010; and Neil Labella, 11506 Nicholas Street, Omaha, NE, 68154. Also present in support of this case was Allen Waddell, 3601 East Vickery Boulevard, Fort Worth, 76105. Present to speak about his concerns with the proposal was Phillip Bacon, 311 Chasemore Lane, 76018.

Commissioner Ron Smith moved to Approve Zoning Case PD15-13. Seconded by Commissioner Smith III, the motion was approved by a vote of 8-1-0.

AYES: Fowler, McAlister, Croxton, Reilly, Talambas, Myers, Ron Smith,
Smith III

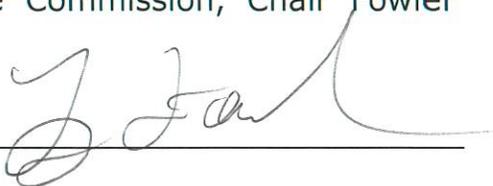
NAYES: McCurdy

ABSTAIN: None

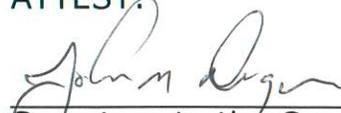
APPROVED

Being no other business to come before the Commission, Chair Fowler
adjourned the meeting at 6:23 p.m.

Chair

A handwritten signature in cursive script, appearing to read "J. Fowler", written over a horizontal line.

ATTEST:

A handwritten signature in cursive script, appearing to read "John M. Deegan", written over a horizontal line.

Secretary to the Commission
APPROVED this 4th day of May 2016