Plan Commission Minutes - September 13, 2010

The Plan Commission of the City of Garland met in regular session on Monday, September 13, 2010, at 7:00 p.m. in the Council Chambers at City Hall with the following members present:

Stan Luckie Commissioner Commissioner Louis Moore Commissioner Wayne Dalton Commissioner Paul Hoffman Commissioner Truett Welborn Chairman Scott Roberts Commissioner Scott LeMay Commissioner Lori Dodson Commissioner Christopher Ott

#### STAFF PRESENT

Deputy City Attorney Mark Dempsey
Asst. Director Anita Russelmann
Secretary Brenda Owens
Staff Maxwell Fisher
Staff ChasidyAllen

#### **CALL TO ORDER**

Chairperson Roberts called the meeting to order and Commissioner Hoffman gave the Invocation and led the Pledge of Allegiance to the United States Flag.

#### **MINUTES**

# Approval of the Minutes for the regular meeting of August 23, 2010

**Motion** was made by Commissioner Dodson, seconded by Commissioner LeMay to approve the Minutes of the August 23, 2010 meeting with one correction outlined in the Pre-Meeting. **Motion carried: 8** Ayes, 0 Nays, with Commissioner Ott abstaining due to absence from the last meeting.

### **PLAT**

#### Final Plat – Casa de Hastings Addition

**Motion** was made by Commissioner LeMay, seconded by Commissioner Luckie to **approve** the plat. **Motion carried: 9** Ayes, 0 Nays.

# **Final Plat – Montgomery Addition**

**Motion** was made by Commissioner Welborn, seconded by Commissioner Moore to **approve** the plat. **Motion carried: 9** Ayes, 0 Nays.

#### **ZONING**

Consideration of the application of Tony Loveth Okwilagwe, requesting approval of a Specific Use Permit for a Reception Facility on property zoned Shopping Center (SC) District. The property is located at 150 West Kingsley Road, Suite 506. (File 10-26)

The speakers included:

Applicant – Tony Okwilagwe, 5207 Wedgewood Drive
Representative for Owner – Alan Sandgarten, 6407 Hidden Cove, Dallas
Residents –
Elizabeth Ann Scott, 106 Pecos
Joyce McKee, 108 W Rio Grande
Barry Bonar, 303 W Rio Grande
Gene Swaithes, 3118 Prescott
Paul McDonald, 3202 Prescott
Reta Day, 521 Cashmere
Ron Goodson, 113 Brazos

The applicant outlined his plans for operation including his plans for providing security, times and days of operation, and types of events.

Alan Sandgarten spoke about the condition of the property and how this tenant differs from the previous tenant who had complaints on record.

The residents concerns included noise, traffic, the condition of the parking lot, loitering, trash and security. Some of the residents cited examples of problems they have experienced in the past.

There was also a discussion regarding a postponement of the request to allow the applicant to meet with the neighbors.

**Motion** was made by Commissioner Welborn, seconded by Commissioner Dalton, to **deny** the request for the Specific Use Permit. Following the discussion regarding postponement, Commissioner Moore called the question. Vote on the call the question: 7 Ayes, 2 Nays by Commissioners LeMay and Ott. The main motion was then voted on. **Motion carried: 6** Ayes, 3 Nays by Commissioners Hoffman, LeMay and Luckie.

Consideration of the application of Vicente de Jesus, requesting approval of 1) a change in zoning from Multi-Family (MF-18) District to Commercial-2 (C-2) District and 2) a Specific Use Permit for Contractor Equipment and Storage. The property is located at

# **3128 Denton Drive.** (File 10-27)

Following a brief statement, the applicant, Vicente De Jesus, 3128 Denton Dr, Garland was available for questions.

**Motion** was made by Commissioner Welborn, seconded by Commissioner Moore, to **approve** the request for a change in zoning and a Specific Use Permit for a period of 10 years, tied to Vicente de Jesus, per staff recommendation. **Motion carried: 9** Ayes, 0 Nays.

# **ADJOURNMENT**

With no further business to come before the Plan Commission, the meeting was adjourned at 8:44 p.m.

The City of Garland, Texas	
Approved:	
Scott Roberts Chairman	
Attest:	
Brenda Owens Secretary	