

Garland, Texas
July 24, 2012

The Plan Commission of the City of Garland met in regular session on Monday, July 23, 2012, at 7:00 p.m. in the Council Chambers at City Hall with the following members present:

Commissioner	Stan Luckie
Commissioner	Wayne Dalton
Commissioner	John O'Hara
Commissioner	Truett Welborn
Chairman	Scott Roberts
Commissioner	Robert Vera
Commissioner	Scott LeMay
Commissioner	Christopher Ott

STAFF PRESENT

Deputy City Attorney	Mark Dempsey
Asst. Director	Anita Russelmann
Secretary	Brenda Owens
Staff	Josue De La Vega

CALL TO ORDER

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

MINUTES

Approval of the Minutes for the regular meeting of July 9, 2012.

Motion was made by Commissioner Dalton, seconded by Commissioner Welborn to **approve** the Minutes of the July 9, 2012 meeting. **Motion carried: 8 Ayes, 0 Nays.**

PLAT

Preliminary Plat – Rexico Addition

Mark Risser, representing the applicant, 333 Rockypoint, Sunnyvale was available for questions.

Motion was made by Commissioner Dalton, seconded by Commissioner Vera to **approve** the plat per staff recommendation. **Motion carried: 8 Ayes, 0 Nays.**

MISCELLANEOUS

Consideration of the application of Whisperwood Apartments, requesting approval of a variance to Section 30.109(2) of the Sign Ordinance regarding the minimum required setback for freestanding signs on property zoned Multi-family (MF-18) District. The property is located at 220 South Jupiter Road. (File SV 12-06)

There was no one present representing the applicant to answer questions.

Motion was made by Commissioner Vera, seconded by Commissioner Welborn to **approve** a postponement to August 13, 2012. **Motion carried: 8 Ayes, 0 Nays.**

ZONING

Consideration of the application of Illiana Rojas, requesting approval of a Specific Use Permit for Reception Facility on property zoned Industrial 1 (I-1) District. The property is located at 2800 West Kingsley Road, Suite 100 and 101. (File 12-34)

Illiana Rojas, the applicant, 2800 W Kingsley, was available for questions.

Motion was made by Commissioner Welborn, seconded by Commissioner O'Hara to **approve** the Specific Use Permit for a period of 5 years tied to Illiana Rojas per staff recommendation. **Motion carried: 8 Ayes, 0 Nays.**

Consideration of the application of Provence @ Firewheel, L.P. requesting approval of an amendment to Planned Development District 04-19 for Single Family Uses regarding regulation of garages on lots not served by an alley. The properties are located at 909 and 917 Chumley Road; 810 and 818 Rimes Drive; 809 Sharp Court; and 1210, 1206, 1114, 1002, 914, 910, 906 and 902 Means Farm Road (File 12-37).

Representing the applicant and available for questions was Dustin Austin.

David Sutton, HOA President, 806 Holden Court was there to express the HOA Board's support of the request.

Joe Bray, 1222 Howard Lane, also spoke in favor of the request.

Chris Luna, 801 Holden Court, was there to express opposition to the request. If the request is granted he had some suggested guidelines that he outlined to the Commission which included materials, minimum square footage requirement, 2 lots that should be removed from the list of lots, and an increase in the setback.

Bill Boyd, 825 Rimes, another resident in the Provence @ Firewheel, spoke in favor of the request.

Dustin Austin was given an opportunity to address any issues or concerns previously presented.

Motion was made by Commissioner Luckie, seconded by Commissioner LeMay to **approve** the request per staff recommendation. **Motion carried: 8 Ayes, 0 Nays.**

ADJOURNMENT

With no further business to come before the Plan Commission, the meeting was adjourned at 7:27 p.m.

The City of Garland, Texas

Approved:

Scott Roberts
Chairman

Attested:

Brenda Owens
Secretary