

PLANNING & ZONING COMMISSION
January 4, 2010

COMMISSIONERS PRESENT

James Duggan, Chairman
Craig Perry, 1st Vice Chair
Doug Hazelbaker
David Downs
Christopher Caso
Michael Coleman
Jim Norton

COMMISSIONERS ABSENT

Tracey Dry

STAFF PRESENT

Phyllis Jarrell, Director of Planning
Tina Firgens, Planning Manager
Liz Hersch, Heritage Preservation Officer
Paige Mims, Assistant City Attorney
Dee Sarver, Sr. Planning Technician
Donna White, Technical Administrative Assistant

The Planning & Zoning Commission meeting was called to order by Chairman Duggan at 7:00 p.m., Monday, January 4, 2010.

Commissioner Downs made a motion to approve the agenda as presented. Commissioner Caso, seconded the motion, which passed 7-0.

Commissioner Caso made a motion to approve the minutes of the December 21, 2009, Planning & Zoning Commission meeting. Commissioner Coleman seconded the motion, which passed 7-0.

PUBLIC HEARINGS

AGENDA ITEM NO. 5 - PUBLIC HEARING
ZONING CASE 2009-24
APPLICANT: BILL SQUIRIC

Liz Hersch, Heritage Preservation Officer, stated this is a request to rescind a portion of the H-05 Heritage Resource Designation on 0.1± acre located on the west side of K Avenue, 355± feet south of 18th Street. Zoned Downtown Business/Government with Heritage Resource Designation #5. Staff recommended approval as submitted. There was one letter received in support of the item.

The public hearing was opened. No one spoke for or against the item. The public hearing was closed.

Bill Squiric, applicant, was available for any questions.

There being no discussion, 1st Vice Chair Perry made a motion to approve the item as submitted. Commissioner Norton seconded the motion, which passed 7-0.

AGENDA NO. 6 - PUBLIC HEARING

**25/REPLAT: KINGS RIDGE ADDITION, PHASE THREE, BLOCK A, LOTS 2R & 3R
AND BLOCK G, LOT 6R**

APPLICANT: PROSPER LAND COMPANY, LTD.

Tina Firgens, Planning Manager, stated this is a request for two Planned Development-160-Patio Home lots and one open space lot on 1.2± acres located at the northwest corner of Spring Creek Parkway and Kings Manor Lane. Zoned Planned Development-160-Patio Home. Neighborhood #25. Staff recommended that the Planning & Zoning Commission accept the applicant's request to withdraw the replat from consideration at this time.

The public hearing was opened. No one spoke for or against the item. The public hearing was closed.

There being no discussion, Commissioner Caso made a motion to withdraw the item per the applicant's request. Commissioner Downs seconded the motion, which passed 7-0.

AGENDA ITEM NO. 7 - PUBLIC HEARING

**34/PRELIMINARY REPLAT: PLANO CHINESE ALLIANCE CHURCH ADDITION,
BLOCK A, LOT 1R**

APPLICANT: PLANO CHINESE ALLIANCE CHURCH

Ms. Firgens stated this is a request for a religious facility on one lot on 6.0± acres located at the southwest corner of Custer Road and Bay Hill Drive. Zoned Neighborhood Office. Neighborhood #34. Staff recommended approval subject to additions and/or alterations to the engineering plans as required by the Engineering Department.

The public hearing was opened. No one spoke for or against the item. The public hearing was closed.

John Ho, representing the applicant, was available to answer any questions.

There being no discussion, Commissioner Coleman made a motion to approve the item subject to additions and/or alterations to the engineering plans as required by the Engineering Department. Commissioner Caso seconded the motion, which passed 7-0.

END OF PUBLIC HEARINGS

**AGENDA ITEM NO. 8
TRAINING ON ZONING BASICS, TYPES OF ZONING AND ZONING PROCESS**

Phyllis Jarrell, Director of Planning stated this is a request for a review and discussion of the zoning process and types of zoning.

There was a brief review and discussion held.

AGENDA ITEM NO.9 - ITEMS FOR FUTURE DISCUSSION

The Commission had no items they wished to discuss.

There being no further discussion, Chairman Duggan adjourned the meeting at 7:41p.m.

Planning & Zoning Commissioner

xc: Honorable Mayor and City Council
Thomas H. Muehlenbeck, City Manager