

Minutes



Planning and Zoning Commission Regular Session

Council Briefing Room
101 W. Abram St.

**December 21, 2016
5:30 P.M.**

The Planning and Zoning Commission of the City of Arlington, Texas, convened in Regular Session on December 21, 2016, at 5:30 p.m. in the Council Briefing Room 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:

Clete McAlister	*	Vice Chair
Helen Moise	*	Commissioners
Samuel Smith III	*	
Jeff McCurdy	*	
Stephanie Woehr	*	
Ron Smith	*	
Harry Croxton	*	
Cameron Atkins	*	

Absent:

Larry Fowler

Staff:

John Dugan	*	Director Community Development and Planning
Gincy Thoppil	*	Assistant Director/Development
Jennifer Pruitt	*	Planning Manager/Development
Shon Brooks	*	Principal Planner/Development
Kevin Charles	*	Senior Planner/Development
Danielle Mathews	*	Planner/Development
Galen Gatten	*	Assistant City Attorney

- I. Called to order by Vice Chair McAlister at 5:30 p.m.
- II. The Pledge was led by Commissioner Jeff McCurdy.
- III. Commissioner Harry Croxton moved to Approve the minutes of the December 7, 2016, P&Z Regular Session Meeting. Seconded by Commissioner Smith III, the minutes were approved by a vote of 8-0-0.

APPROVED

IV. PLAT CONSENT AGENDA AND PUBLIC HEARING FOR PLATS

- A. Replat – Six Flags Business Park Addition, Site 46-R-2B, zoned Entertainment District Overlay – Community Commercial (EDO-CC); generally located north of East Road to Six Flags Street and east of Six Flags Drive with the approximate address being 750 Six Flags Drive.

Commissioner Woehr moved to Approve Replat – Six Flags Business Park Addition. Seconded by Commissioner Smith III, the motion was approved by a vote of 8-0-0.

APPROVED

- B. Replat – Arlington Highlands East Addition, Lots 1R1 and Lot 5; Block 1 Zoned Airport Overlay-Planned Development (APO-PD) generally located south of Highlander Boulevard and west of South Center Street with the approximate address being 4000 Bagpiper Way.

Present in support of this case was Douglas Cooper, 200 East Abram, Arlington, TX 76010.

Commissioner Woehr moved to Approve Replat – Arlington Highlands East Addition. Seconded by Commissioner Smith III, the motion was approved by a vote of 8-0-0.

APPROVED

- C. Replat – Hollandale No. 5 Addition, Lots 5, and 6R, Block 17 zoned Community Commercial (CC) and Planned Development (PD); generally located south of East Abram Street and west of South State Highway 360 with the approximate addresses being 2540 and 2544 East Abram Street.

This case to be continued to 1/4/2017 per the Applicant's request.

CONTINUED

V. PUBLIC HEARING FOR ZONING CASES

- A. Zoning Case PD16-16
(Sublett Station – 6251 Joplin Road)

Application to change the zoning on approximately 7.589 acres from Community Commercial (CC) to Planned Development (PD) for limited Community Commercial (CC) uses plus a Self-storage facility, with a Development Plan.

Present to speak in support of this case were Jim Maibach, 1703 North Peyco Drive, Arlington, TX 76001, Mike Jarrett, 4706 Wild Turkey Trail, Arlington, TX 76016, and Greg Morse, 2600 Colonial Parkway, Fort Worth, TX 76109. Also present in support were Alan Rose, 3005 Foxhill, Arlington, TX 76015

and Paul Fauks, 615 Brent Drive, Arlington, TX 76012. Present in opposition of this case was Mike Talambas, 6005 Wallace Meadows Court, Arlington, TX 76001.

Vice Chair McAlister moved to Approve Zoning Case PD16-16 – Sublett Station with the following stipulations.

- Add connectivity to adjoining property on the northeast property
- 4 inch caliper trees
- No package liquor sales
- Prohibit outdoor storage
- Work with staff to find suitable Gateway sign to Arlington
- Add brick columns to wrought iron fence that would match the buildings
- Signs on building A and D only

Seconded by Commissioner Croxton, the motion was approved by a vote of 6-2-0.

APPROVED

- B. Zoning Case ASP16-1
(Kroger DAL593 – 2420 East Sublett Road)

Application to approve an Alternate Sign Plan on approximately 33.607 acres with a proposed zoning of Planned Development (PD) for limited Community Commercial (CC) uses, with a Development Plan; generally located south of East Sublett Road and west of South Highway 360.

Present to speak in support of this case were Michael Clark, 6750 Hillcrest Plaza #325, Dallas, TX 75230 and Paul Fauks, 618 Brent Drive, Arlington, TX 76013. Also present in support of this case was Mike Bailey, 511 East Carpenter Freeway, Irving, TX 75062.

Commissioner Croxton moved to Approve Zoning Case ASP16-1 – Kroger DAL593 with the following stipulations.

- Only two 50 ft signs and one 24 ft sign will be allowed upon the condition of a building permit for 250,000 sq ft.

Seconded by Commissioner Ron Smith, the motion failed by a vote of 4-4-0.

Ayes: R. Smith, Croxton, Atkins, McCurdy
Nays: McAlister, Moise, Woehr, and Smith III
Abstain: None

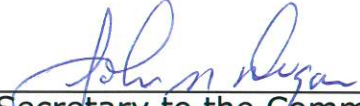
DENIED

Being no other business to come before the Commission, Vice Chair
McAlister adjourned the meeting at 7:17 p.m.



Vice Chair

ATTEST:



Secretary to the Commission
APPROVED this 4th day of January 2017