

## Minutes



**Planning and Zoning Commission  
Regular Session**

**Council Briefing Room  
101 W. Abram St.**

**July 13, 2016  
5:30 P.M.**

The Planning and Zoning Commission of the City of Arlington, Texas, convened in Regular Session on July 13, 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:

Larry Fowler	*	Chair
Clete McAlister	*	Vice-Chair
Harry Croxton	*	Commissioners
Helen Moise	*	
Ron Smith	*	
Stephanie Woehr	*	
Samuel Smith, III	*	
Jeff McCurdy	*	

### Staff:

John Dugan	*	Director
Jennifer Pruitt	*	Community Development and Planning
Shon Brooks	*	Planning Manager/Development
Nathaniel Barnett	*	Principal Planner
Kevin Charles	*	Senior Planner/Development
Lyndsay Mitchell	*	Senior Planner/Development
Galen Gatten	*	Planning Manager/Strategic
	*	Assistant City Attorney

- I. Called to order by Chair Fowler at 5:42 p.m.
- II. The Pledge was led by Chair Fowler.
- III. Commissioner Ron Smith moved to Approve the minutes of the June 15, 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. Combination Plat – Starnan Addition – Lots 1, Block 1, (Zoned CC); generally located south of East Arbrook Boulevard and west of South Collins Street with the approximate address being 3800 South Collins Street.

Present in support of this case was Brian Cotter, 2004 Hill Country Court, Arlington, TX 76012.

Commissioner Smith III moved to Approve Combination Plat – Starnan Addition on the Plat Consent Agenda. Seconded by Commissioner Croxton, the motion was approved by a vote of 8-0-0.

#### **APPROVED**

- B. Combination Plat – Rhett Estates Addition – Lots 1-9, Lot 1X, and Lot 2X, Block 1, (Zoned PD for RS-7.2); generally located south of Curt Drive and west of Kelly Perkins Road with the approximate address being 3712 Kelly Perkins Road.

Present in support of this case was Brian Cotter, 2004 Hill Country Court, Arlington, TX 76012.

Commissioner Smith III moved to Approve Combination Plat – Rhett Estates Addition on the Plat Consent Agenda. Seconded by Commissioner Croxton, the motion was approved by a vote of 8-0-0.

#### **APPROVED**

- C. Replat – O. D. Beall Addition – Lot 1A-R, Zoned Residential Single-Family (RS-7.2); generally located south of Interstate 20 Highway West and east of Park Springs Boulevard with the approximate address being 3300 Interstate 20 Highway West.

Replat – O.D. Beall Addition was removed from the Consent Agenda.

Present to speak in support of this case was Charles Crook, 2400 Hwy. 287 #110, Mansfield, TX 76063. Also present in support of this case was Eric Nelson, 2340 W. I-20, Arlington, TX 76017, Tammy Evans, 5005 Wareham Drive, Arlington, TX 76017, Dr. Marc Evans, 5005 Wareham Drive, Arlington, TX 76017, Holly Toulouse, 1909 Wareham Court, Arlington, TX 76017, Laura Toulouse, 1909 Wareham Court, Arlington, TX 76017, Rand Toulouse, 1909 Wareham Court, Arlington, TX 76017, Colin Toulouse, 1909 Wareham Court, Arlington, TX 76017, Susan Steele, 3300 W. Interstate 20, Arlington, TX 76017, Kara L. Wilson, 2900 Rush Creek Drive, Arlington, TX 76017, Jeanna Matoy, 7104 Truver Lane, Arlington, TX 76001, Rick Matoy, 7104 Truver Lane, Arlington, TX 76001, Phil Smith, 7 Cobble Court, Pantego,

TX 76013, Terry Cunningham, 3604 South Cooper Street, Arlington, TX 76015, and Jay Sedwich, 821 Pennsylvania Avenue, Kennedale, TX 76060.

Present to speak in opposition of this case were Henry Cote de Gimeno, 3107 Westen Club Way, Arlington, TX 76017, Victoria Ligon, 3101 Westen Club Way, Arlington, TX 76017, Allan Fine, 4501 Oak Club Drive, Arlington, TX 76017, and Kristin Pordash, 3203 Westen Club Way, Arlington, TX 76017. Also present in opposition of this case were Elizabeth T. Swift, 4501 Long Island Lane, Arlington, TX 76017, Don Tietz, 3201 Westen Club Way, Arlington, TX 76017, Joe B. Swift, 4501 Long Island Lane, Arlington, TX 76017, Sandra Fine, 4501 Oak Club Drive, Arlington, TX 76017, Donnie Pordash, 3203 Westen Club Way, Arlington, TX 76017, Marcus Jones, 4503 Oak Club, Arlington, TX 76017, and Bridget Jones 4503 Oak Club, Arlington, TX 76017.

Commissioner Croxton moved to Approve Replat – O.D. Beall Addition. Seconded by Commissioner Smith III, the motion was approved by a vote of 8-0-0.

### **APPROVED**

#### **V. PUBLIC HEARING FOR ZONING CASES**

##### **A. Zoning Case PD16-3 (RaceTrac – 1211 West Harris Road)**

Application to change the zoning on approximately 4.166 acres from Residential Estate (RE) and Light Industrial (LI) to Planned Development (PD) for limited Community Commercial (CC) uses plus a packaged liquor store, with a Development Plan; generally located north of West Harris Road and east of South Cooper Street.

This case was continued per the applicant's request.

### **CONTINUED**

Being no other business to come before the Commission, Chair Fowler adjourned the meeting at 6:24 p.m.

Chair



ATTEST:



Secretary to the Commission

APPROVED this 3rd day of August 2016