

Plan Commission Minutes - April 25, 2011

The Plan Commission of the City of Garland met in regular session on Monday, April 25, 2011, at 7:00 p.m. in the Council Chambers at City Hall with the following members present:

Commissioner Stan Luckie
Commissioner Louis Moore
Commissioner Wayne Dalton
Commissioner Paul Hoffman
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 Maxwell Fisher
Staff Chasidy Allen

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 April 11, 2011

Motion was made by Commissioner Moore, seconded by Commissioner Hoffman to approve the Minutes of the April 11, 2011 meeting. **Motion carried: 8** Ayes, 0 Nays with Commissioner Dalton abstaining due to absence from the April 11th meeting.

MISCELLANEOUS

Elect a 2nd Vice Chair.

A **nomination** was made by Commissioner Welborn, seconded by Commissioner Ott for Commissioner Moore to serve as 2nd Vice Chair. No other nominations were made. **Motion carried: 9** Ayes, 0 Nays

PUBLIC HEARING PLATS

Final Plat – Walnut Retail Addition No. 3 Replat

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

Final Plat – Centerville Marketplace – 3rd Replat

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

VARIANCE

Consideration of the application of Atlas Copco Drilling Solutions, requesting approval of a variance to Section 30.106 (A)(1) of the City of Garland Sign Ordinance regarding the maximum allowable attached sign area. The property is located at 2100 N. First Street. (File SV 11-01)

Representing Atlas Copco was Chris Heap, 695 Wendy Lane, Lucas, TX.

His presentation centered on responding to questions asked during the pre-meeting. He stated this location is the global headquarters for this division of their company and visitors and customers from all over the world come here to see the equipment they are purchasing.

Motion was made by Commissioner Ott, seconded by Commissioner Vera to **approve** the request as presented by the applicant. **Motion carried: 6 Ayes, 3 Nays** by Commissioners Hoffman, Roberts and Dalton.

ZONING

Consideration of the application of MAO, LP, requesting approval of 1) an amendment of Planned Development (PD) District 08-27 for General Business Uses, 2) a Detail Plan for Automobile Repair, Minor, and 3) a Specific Use Permit for said Automobile Repair, Minor. The property is located at 2129 Northwest Highway. (File 11-13)

Representing the applicant was Norman Driscoll, 2910 W Park Row Drive, Arlington. He gave a short presentation regarding their expansion into Garland.

Alex Lilley, 2213 Heather Hill Lane, Plano, representing the owners of the shopping center property, spoke in opposition to the request. Their main concerns were parking and decreased visibility of their property.

Motion was made by Commissioner Welborn, seconded by Commissioner Luckie to **approve** 1) the amendment to PD 08-27 for General Business Uses, 2) a Detail Plan for Automobile Repair, Minor, and 3) a Specific Use Permit for said Auto Repair, Minor for a period of 20 years tied to

MAO, LP per staff recommendation. **Motion carried: 9 Ayes, 0 Nays.**

Consideration of the application of Restoration Worship Center requesting approval of a Specific Use Permit for a Kindergarten, Preschool or Child Care Center on property zoned Freeway (FW) District. The property is located at 402 Oaks Trail, south of Oaks Trail and west of Lyons Road. (File 11-14)

The applicant was present and available for questions. There were none.

Motion was made by Commissioner Hoffman, seconded by Commissioner Moore to approve the Specific Use Permit for a Kindergarten, Preschool or Child Care Center for a period of 10 years tied to Restoration Worship Center. **Motion carried: 9 Ayes, 0 Nays.**

ADJOURNMENT

With no further business to come before the Plan Commission, the meeting was adjourned at 7:42 p.m.

The City of Garland, Texas

Approved:

Scott Roberts _____
Chairman

Attest:

Brenda Owens _____
Secretary