

The Plan Commission of the City of Garland met in regular session on Monday, November 26, 2012, at 7:00 p.m. in the Council Chambers at City Hall with the following members present:

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

STAFF PRESENT

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

CALL TO ORDER

Vice Chairman LeMay called the meeting to order and Commissioner O'Hara gave the Invocation and led the Pledge of Allegiance to the United States Flag.

MINUTES

Approval of the Minutes for the regular meeting of October 22, 2012.

Motion was made by Commissioner Vera, seconded by Commissioner Welborn to **approve** the Minutes of the October 22, 2012 meeting.

Motion carried: 8 Ayes, 0 Nays.

PLATS

Replat – Dearborn Stove Company No. 2 Addition

Motion was made by Commissioner Welborn, seconded by Commissioner Malcolm to **approve** the plat per staff recommendation.

Motion carried: 8 Ayes, 0 Nays.

Replat – Sears-Miller Addition

Motion was made by Commissioner Welborn, seconded by Commissioner Malcolm to **approve** the plat per staff recommendation.

Motion carried: 8 Ayes, 0 Nays.

ZONING

Consideration of the application of Good Fulton & Farrell, requesting approval of 1) a change of zoning from Planned Development (PD) District 68-40 for Retail Uses to a Planned Development (PD) District for General Business Uses and Multi-Family Uses, 2) a Concept Plan for Multi-Family Uses and General Business Uses, 3) variances to the IH635 Development Standards Ordinance 5565 pertaining to Section 34.18(D) maximum building height, roof pitch, and vaulted ceilings, Section 34.19 (D) multi-family building placement; Section 34.20 (B)(3)(iii) site landscaping; and, Section 34.20(C)(4) perimeter screening, and 4) a variance to Section 12-530 of Comprehensive Zoning Ordinance 4647 regarding off-street parking requirements. This property is located east of Interstate Highway 635, south of Centerville Road. (File 12-51)

This applicant has requested a postponement until the December 10, 2012 Plan Commission meeting.

Motion was made by Commissioner Welborn, seconded by Commissioner O'Hara to **approve** the request for postponement to the December 10, 2012 meeting. **Motion carried: 8 Ayes, 0 Nays.**

Consideration of the application of R-Delta, requesting approval of a Specific Use Permit for Electrical Substation on property zoned Shopping Center (SC) District within the IH 30 Overlay. This property is located at 2896 Bobtown Road. (File 12-52)

There were not speakers for this case.

Motion was made by Commissioner O'Hara, seconded by Commissioner Welborn to **approve** the request for a Specific Use Permit for an Electrical Substation for a period of 50 years tied to G P & L. **Motion carried: 8 Ayes, 0 Nays.**

Consideration of the application of Joe Pokawa, requesting approval of a Specific Use Permit for a Reception Facility on property zoned Planned Development (PD) District 84-116 for Industrial Uses. The property is located at 2734 West Kingsley Road, Suite J2. (File 12-53)

This applicant has requested a postponement until the December 10, 2012 Plan Commission meeting.

Motion was made by Commissioner Vera, seconded by Commissioner Welborn to **approve** the request for postponement to the December 10, 2012 meeting. **Motion carried: 8 Ayes, 0 Nays.**

Consideration of the application of 7-Eleven, Inc., requesting approval of a Specific Use Permit for Retail Sales with Gasoline Pumps on property zoned Shopping Center (SC) District. The property is located at 2435 West Miller Road. (File 12-54)

Representing 7-Eleven and available for questions was Ashley Anderson, 1601 Elm St, Dallas, TX 75201. There were no questions of this speaker.

Motion was made by Commissioner Ott, seconded by Commissioner Vera to **approve** the request for a Specific Use Permit for Retail Sales with Gas for a period of 20 years tied to 7-Eleven, Inc. **Motion carried: 8 Ayes, 0 Nays.**

ADJOURNMENT

With no further business to come before the Plan Commission, the meeting was adjourned at 7:11 p.m.

The City of Garland, Texas

Approved:

Scott Roberts
Chairman

Attested:

Brenda Owens
Secretary