

PLANNING AND ZONING MINUTES

August 05, 2019

3:30 p.m.

The Planning and Zoning Commission convened in regular session in the Midland City Hall Council Chamber, 300 North Loraine, Midland, Texas, on, August 05, 2019.

Commissioners present: Josh Sparks, Kevin Wilton, Dianne Williams, Reggie Lawrence, and Karmen Bryant.

Alternate Commissioners present: None

Commissioners absent: Warren Ivey and Chase Gardaphe.

Staff members present: Development Services Director Chuck Harrington, Planning Division Manager Cristina Odenborg Burns, Senior Planner Rolandrea Russell, Planner Taslima Khandaker, Planner Glenda Arroyo-Cruz, Planner Radford Dickson and Administrative Clerk Dalia Salinas.

Chairman Sparks called the meeting to order at 3:32 p.m.

Opening Item

1. Pledge of Allegiance

Announcements

Consent Items

Commissioner Lawrence moved to approve the Consent Items; seconded by Commissioner Williams.

The motion carried by the following vote: AYE: Wilton, Williams, Sparks, Lawrence, and Bryant. NAY: None. ABSTAIN: None. ABSENT: Ivey, and Gardaphe.

2. Approved a motion approving the following minutes:
 - a. Planning & Zoning Commission Meeting Minutes for July 15, 2019.
3. Approved a proposed Preliminary Plat of Lone Star Trails II, Section 3 being a 258.84-acre tract of land located in Section 7, Block 38, T-1-S, T&P RR. Co. Survey, City and County of Midland Texas. (Generally located on the north side of Arapahoe Road, approximately 445-feet east of Fairgrounds Road. Council District 1)
4. Approved a proposed Final Plat of Southwest Crossing, Section 7, being a replat of Lot 1, Block 2, Southwest Crossing, City and County of Midland, Texas. (Generally located on the southwest corner of the intersection of Cholla Road and Antelope Trail. Council District 2).
5. Approved a proposed Preliminary Plat of Eastway Addition, being a 4.012-acre tract of land out of the NE/4 of Section 39, Block 38, T-1-S, T&P RR Co. Survey, Midland County, Texas. (Generally located on the northeast corner of the intersection of Loop 250 and East Interstate 20. Extraterritorial Jurisdiction).
6. Approved a proposed Preliminary Plat of AMC Junction Addition, being a 5.024 Acre tract of

land out of Section 12, Block 41, T-1-S, T&P RR. Co. Survey, Midland County, Texas. (Generally located on the northwest corner of the intersection of West County Road 40 and North Farm-to-Market 1788. ETJ, Extraterritorial Jurisdiction)

7. Approved a proposed Preliminary Plat of Belmont Addition, Section 27, being a re-plat of Lots 1 through 6, Block 42, all of Block 43, all of Block 44; a previously vacated 0.412-acre portion of South Colorado Street right-of-way; a previously vacated 0.412-acre portion of South Loraine Street right-of-way; a previously vacated 0.55-acre portion of South Main Street right-of-way; a previously vacated 0.138-acre portion of alley right-of-way located in Block 43; a previously vacated 0.138-acre portion of alley right-of-way located in Block 44; and the east half of the previously vacated 0.138-acre portion of alley right-of-way located in Block 42; all out of Belmont Addition, City and County of Midland, Texas. (Generally located on the south side of West Stokes Avenue, approximately 174 feet east of Belmont Street. Council District 2)

Public Hearings

8. Hold a public hearing and consider a request by Landgraf, Crutcher and Associates for a zone change from a PD, Planned District for a Shopping Center to a RR, Regional Retail District on Lot 6D, Block 2, Westridge Park Addition, Section 24, City and County of Midland, Texas. (Generally located on the north side of Westridge Boulevard, approximately 358-feet east of Tradewinds Boulevard. Council District 4)

Planner Glenda Arroyo-Cruz gave an overview of the project. With no letters of objection received, staff recommended approval.

Commissioner Sparks asked why the applicant requested regional retail over local retail. Planning Division Manager Cristina Odenborg Burns explained that local retail is used more for mom and pop shops; whereas, regional retail is used for name brand chains.

The public hearing was opened at 3:37 p.m.

The applicant was present and open for questions.

The public hearing was closed at 3:37 p.m.

Commissioner Lawrence moved to approve a request by Landgraf, Crutcher and Associates for a zone change from a PD, Planned District for a Shopping Center to a RR, Regional Retail District on Lot 6D, Block 2, Westridge Park Addition, Section 24, City and County of Midland, Texas. (Generally located on the north side of Westridge Boulevard, approximately 358-feet east of Tradewinds Boulevard. Council District 4); seconded by Commissioner Bryant.

The motion carried by the following vote: AYE: Wilton, Williams, Sparks, Lawrence, and Bryant. NAY: None. ABSTAIN: None. ABSENT: Ivey and Gardaphe.

9. Hold a public hearing and consider a request by Li Chen for a Specific Use Permit with Term for the sale of all alcoholic beverages for on-premises consumption, in a restaurant, on a 5,950 square foot portion of Lot 1, Block 8, Polo Park Addition, Section 3, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of Castleford Road and North Garfield Street. Council District 1)

Planner Radford Dickson gave an overview of the project. With no letters of objection received, staff recommended approval.

The public hearing was opened at 3:41 p.m.

The applicant was present but deferred to staff.

The public hearing was closed at 3:41 p.m.

Commissioner Bryant moved to approve a request by Li Chen for a Specific Use Permit with Term for the sale of all alcoholic beverages for on-premises consumption, in a restaurant, on a 5,950 square foot portion of Lot 1, Block 8, Polo Park Addition, Section 3, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of Castleford Road and North Garfield Street. Council District 1); seconded by Commissioner Williams.

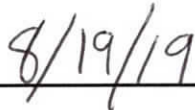
The motion carried by the following vote: AYE: Wilton, Williams, Sparks, Lawrence, and Bryant. NAY: None. ABSTAIN: None. ABSENT: Ivey and Gardaphe.

Miscellaneous


With no further items or business to come before the Commission, Chairman Sparks adjourned the meeting at 3:42 p.m.



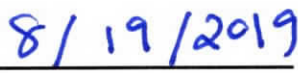
Josh Sparks, Chairman



Date



Cristina Odenborg Burns, Planning Division Manager
Development Services Department



Date