

**MINUTES OF THE WORK SESSION AND REGULAR MEETING
OF THE PLANNING & ZONING COMMISSION
OF THE CITY OF ROWLETT, TEXAS, HELD IN THE CITY COUNCIL CHAMBERS
4000 MAIN STREET, AT 6:30 P.M., SEPTEMBER 26, 2017**

WORK SESSION

PRESENT: Vice Chairman James Moseley, Commissioners Lisa Estevez, Thomas Finney, Jonas Tune, Stephen Ritchey, Kevin Moore, Alternates Wendy Bigony, Mark Engen

ABSENT: Chairman Michael Lucas, Alternate Caleb Baucom

STAFF PRESENT: Planning Manager Tony Felts, Urban Design Manager Daniel Acevedo, Assistant City Engineer Ty Thompson, Senior Planners Tara Bradley and Patricia Roberts, Planner I Kameka Miller, Development Services Coordinator Susan Nix

i. Call to Order.

Vice Chairman James Moseley called the Work Session to order at 6:15 p.m.

ii. Discuss items on the regular agenda.

There was some discussion regarding lot sizes, setbacks and trails for item B2.

iii. Adjourn.

Vice Chairman James Moseley adjourned the Work Session at 6:22 p.m.

REGULAR SESSION

PRESENT: Vice Chairman James Moseley, Commissioners Lisa Estevez, Thomas Finney, Jonas Tune, Stephen Ritchey, Kevin Moore, Alternates Wendy Bigony, Mark Engen

ABSENT: Chairman Michael Lucas, Alternate Caleb Baucom

STAFF PRESENT: Planning Manager Tony Felts, Urban Design Manager Daniel Acevedo, Assistant City Engineer Ty Thompson, Senior Planners Tara Bradley, Patricia Roberts, Planner I Kameka Miller, Development Services Coordinator Susan Nix

Note: Alternate Wendy Bigony was the only Alternate Member who participated in the deliberations and voting.

A. CALL TO ORDER

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Vice Chairman James Moseley called the Regular Meeting to order at 6:30 p.m.

1. Update Report from Staff.

Planning Manager Tony Felts reminded the Commissioners that Marc Kurbansade was no longer with the City and in the interim, while a search is being done for a new Director, himself and Maria Martinez have been appointed as Co-directors for the Development Services Department. Mr. Felts will be in charge of Planning and Engineering and Mrs. Martinez will be in charge of code enforcement, health services, animal services, and building inspections. He also mentioned that as of October 1st, the department of Development Services will be changing names to the Department of Community Development. Mr. Felts announced National Night Out, which is scheduled for October 3, 2017, and the Downtown Retailers Event, which is scheduled for September 30, 2017.

B. CONSENT AGENDA

- 1. Minutes of the Planning and Zoning Commission Meeting of August 22, 2017.**
- 2. Consider and take action on a Preliminary Plat request for Northaven located at 3200 and 3600 Hickox Road, further described as being 62.89 +/- acres in the Reason Crist Survey, Abstract #225, City of Rowlett, Dallas County, Texas.**

Commissioner Kevin Moore made a motion to approve the Consent Agenda. Commissioner Lisa Estevez seconded the motion. The motion passed with a 6-0 vote. Vice Chairman James Moseley abstained from the vote.

C. ITEMS FOR INDIVIDUAL CONSIDERATION

- 1. Conduct a public hearing and take action on a Development Plan for a Grocery Store, located at 8101 Lakeview Parkway further described as being all of Lot 1, Block A, Amesbury Addition Phase III, City of Rowlett, Dallas County, Texas.**

Senior Planner Patricia Roberts presented the information for this item. Staff recommends approval.

Matthew Maly - Applicant, came forward and introduced himself. The public hearing was opened and closed with no speakers.

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There was some discussion among the Commission regarding being in favor of this item.

Commissioner Kevin Moore made a motion to approve. Commissioner Jonas Tune seconded the motion. The motion passed with a 7-0 vote.

D. ADJOURNMENT

Vice Chairman James Moseley adjourned the meeting at 6:38 p.m.


Chairman


Secretary