



**REGULAR CITY COUNCIL MEETING MINUTES**

**FEBRUARY 19, 2019**

**LOCATION:** 1400 Main Street, Southlake, Texas 76092  
Council Chambers in Town Hall

**CITY COUNCIL PRESENT:** Mayor Laura Hill, Mayor Pro Tem Randy Williamson, Deputy Mayor Pro Tem Shawn McCaskill, and Councilmembers Shahid Shafi, Chad Patton, John Huffman, and Christopher Archer.

**STAFF PRESENT:** City Manager Shana Yelverton, Assistant to the City Manager Lauren LaNeave, Chief Performance & Innovation Officer Dale Dean, Deputy Director of Marketing and Communications Pilar Schank, Communications Manager Vicky Schiber, Chief Financial Officer Sharen Jackson, Director of Community Services Chris Tribble, Deputy Director of Community Services Kate Meacham, Police Chief James Brandon, Fire Chief Mike Starr, Director of Human Resources Stacey Black, Deputy Director of Information Technology Greg Hendricks, Senior Director of Planning and Development Services Ken Baker, Policy and Strategic Initiative Principal Planner Jerod Potts, Director of Public Works Rob Cohen, Deputy Director of Public Works Administration Kyle Hogue, City Attorney Allen Taylor, and City Secretary Amy Shelley.

**WORK SESSION:**

**1. CALL TO ORDER**

Work Session was called to order by Mayor Laura Hill at 5:31pm.

**2. INVOCATION: CLAYTON REED**

Mr. Reed gave the invocation. Mayor Laura Hill led the pledges of allegiance to the United States and Texas Flags.

**3. SOUTHLAKE CHAMBER OF COMMERCE UPDATES BY IAN MACLEAN**

Executive Chamber Board Member Ian MacLean provided an update on the Southlake Chamber of Commerce.

**4. COMMUNITY ENGAGEMENT COMMITTEE (CEC) ANNUAL REPORT**

CEC Chair Sherry Berman provided a brief report on the Committee's FY 2018 initiatives.

**5. UPDATE ON THE BOB JONES NATURE CENTER OPERATIONS**

Director of Community Services Chris Tribble provided an update about the Bob Jones Nature Center operations.

**6. DISCUSS ALL ITEMS ON TONIGHT'S AGENDA. NO ACTION WILL BE TAKEN AND EACH ITEM WILL BE CONSIDERED DURING THE REGULAR SESSION.**

**REGULAR SESSION: Immediately following the work session**

**1. CALL TO ORDER**

Regular Session was called to order by Mayor Hill at 6:03pm.

**2A. EXECUTIVE SESSION**

Mayor Hill announced the City Council would go into Executive Session pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Section 551.071 consultation with city attorney. City Council adjourned for Executive Session at 6:03pm. Executive Session began at 6:15pm and concluded at 6:52pm.

**2B. RECONVENE**

Mayor Hill reconvened the meeting at 6:52pm.

**3. REPORTS:**

**3A. MAYOR'S REPORT**

Mayor Hill had nothing to report.

**3B. CITY MANAGER'S REPORT**

**3B1. 2018 EMPLOYEE PERFORMANCE AWARDS**

Director of Human Resources Stacey Black highlighted award winners and employee appreciation week activities.

**3B2. PROCLAMATION FOR EMPLOYEE APPRECIATION WEEK**

Mayor Hill issued a proclamation recognizing City employees for their adherence to City values, strong work ethic, and commitment to excellent customer service.

**4. CONSENT AGENDA:**

Consent Agenda items are considered to be routine by the City Council and are enacted with one motion.

- 4A. APPROVE MINUTES FROM THE JANUARY 29, 2019 CITY COUNCIL WINTER WORKSHOP.
- 4B. APPROVE MINUTES FROM THE FEBRUARY 5, 2019 REGULAR CITY COUNCIL MEETING.
- 4C. AWARD CONTRACT FOR THE SOUTHLAKE TOWN SQUARE PARKING GARAGE & STREET SWEEPING, POWER WASHING, AND PORTER SERVICES TO SOUTHLAKE LEASING AND MANAGEMENT (DBA REGENT SERVICES) IN AN AMOUNT NOT TO EXCEED \$125,000.
- 4D. APPROVE AN INTERLOCAL AGREEMENT (ILA) WITH TARRANT COUNTY FOR THE JOINT RESURFACING OF CONTINENTAL BOULEVARD FROM 600 FEET EAST OF BYRON NELSON PARKWAY TO 378 FEET EAST OF CROOKED LANE (APPROXIMATELY 7,000 LINEAR FEET).
- 4E. APPROVE PLAT EXTENSION FOR THE PRELIMINARY PLAT (ZA15-138) AND PLAT REVISION (ZA18-007) FOR SOUTHLAKE MANORS (FKA SOUTHLAKE MEADOWS PHASE III) ON PROPERTY DESCRIBED AS TRACTS 7A1, 7A2, 7A1A, 7A1A1 AND 7B, BEING PORTIONS OF LOT 7, R. P. ESTES SUBDIVISION AND TRACTS 1A AND 1A1, JAMES B. MARTIN SURVEY, ABSTRACT NO. 1134, CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS AND LOCATED AT 800, 848 AND 812 W. STATE HWY. 114, SOUTHLAKE, TEXAS. CURRENT ZONING: "R-PUD" RESIDENTIAL PLANNED UNIT DEVELOPMENT DISTRICT. SPIN NEIGHBORHOOD #5.
- 4F. APPROVE ORDINANCE NO. 480-728A (ZA19-0006), 1ST READING, ZONING CHANGE AND SITE PLAN FOR HIGHLAND CORNER ON PROPERTY DESCRIBED AS LOTS 1-8X, BLOCK A, HIGHLAND CORNER ADDITION, AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS AND LOCATED AT 1030, 1100, 1110, 1120, 1130, 1140, 1150 AND 1160 N. KIMBALL AVENUE, SOUTHLAKE, TEXAS. CURRENT ZONING: "S-P-1" DETAILED SITE PLAN DISTRICT. PROPOSED ZONING: "S-P-1" DETAILED SITE PLAN DISTRICT. SPIN NEIGHBORHOOD #4.
- 4G. APPROVE ORDINANCE NO. 704-J, 1ST READING, AMENDMENT TO THE COMPREHENSIVE SIGN ORDINANCE NO. 704, AS AMENDED, AS IT PERTAINS TO REGULATING SIGNS WITHIN THE CITY LIMITS OF SOUTHLAKE, TEXAS.
- 4H. APPROVE ART CONCEPT AND CONTRACT WITH ARTIST BORIS KRAMER TO COMMISSION THE ART SCULPTURE "BE THE BRIDGE" TO BE INSTALLED IN THE WHITE CHAPEL BOULEVARD AND HIGHLAND STREET ROUNDABOUT FOR AN AMOUNT NOT TO EXCEED \$96,500.

- 4I. APPOINT AMY SHELLEY AS CITY SECRETARY AND AUTHORIZE THE MAYOR TO EXECUTE AN EMPLOYMENT AGREEMENT WITH THE CITY SECRETARY.
- 4J. APPROVAL TO EXCUSE THE ABSENCES OF COMMISSIONER ANDREW PAPE FROM THE JANUARY 17, 2019, AND FEBRUARY 7, 2019, PLANNING AND ZONING COMMISSION MEETINGS.
- 4K. TABLE ZA18-0028, SITE PLAN FOR THE LANDMARK OFFICE EXPANSION ON PROPERTY DESCRIBED AS LOT 15, PHASE 1, LAKE WOOD ACRES ADDITION, CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS AND LOCATED AT 750 N. CARROLL AVENUE, SOUTHLAKE, TEXAS. CURRENT ZONING: "O-1" OFFICE DISTRICT. SPIN NEIGHBORHOOD # 7. PUBLIC HEARING (*THE APPLICANT HAS REQUESTED TO TABLE THIS ITEM TO THE MARCH 5, 2019 MEETING.*)

**APPROVED**

Motion was made to approve the Consent Agenda Items 4A-4J as written, including Tabling Item 4K.

Motion: Williamson  
Second: McCaskill  
Ayes: Shafi, McCaskill, Patton, Hill, Williamson, Huffman, Archer  
Approved: 7-0

**REGULAR AGENDA:**

**5. PUBLIC FORUM**

Mayor Hill opened the public forum at 7:00pm.

Evan Moss (no address listed) thanked the City Council for their continued support of the Boy Scouts.

Dianne Dorman, (no speaker card received) stated having concerns about the traffic light at Ascot Drive and N. White Chapel.

There being no one else wishing to speak, Mayor Hill closed the public forum at 7:12pm.

**6. ORDINANCES, SECOND READINGS, PUBLIC HEARINGS, AND RELATED ITEMS**

- 6A. ORDINANCE NO. 1206, 2<sup>ND</sup> READING, APPROVE A SPEED LIMIT ORDINANCE AMENDING CHAPTER 18, SECTION 18-79 OF THE SOUTHLAKE CITY CODE ESTABLISHING A NEW SPEED LIMIT ON A PORTION OF NORTH WHITE CHAPEL BOULEVARD. PUBLIC HEARING

**APPROVED**

Director of Public Works Rob Cohen presented Item 6A.

Mayor Hill opened the public hearing at 7:17pm. There being no one wishing to speak, Mayor Hill closed the public hearing at 7:17pm.

Motion was made to approve Item 6A, Ordinance No. 1206, a Speed Limit Ordinance Amending Chapter 18, Section 18-79 of the Southlake City Code establishing a new speed limit on a portion of North White Chapel Boulevard.

Motion: Williamson  
Second: McCaskill  
Ayes: Shafi, McCaskill, Patton, Hill, Williamson, Huffman, Archer  
Approved: 7-0

In accordance with Section 4.21 of the City Charter, the caption for this item is listed as follows:

ORDINANCE NO. 1206

AN ORDINANCE AMENDING CHAPTER 18, SECTION 18-79 OF THE SOUTHLAKE CITY CODE TO ESTABLISH A NEW SPEED LIMIT ON A PORTION OF NORTH WHITE CHAPEL ROAD WITHIN THE CITY OF SOUTHLAKE; DIRECTING THE DIRECTOR OF PUBLIC WORKS TO POST APPROPRIATE SIGNS; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.

**6B. ORDINANCE NO. 1207, 2<sup>ND</sup> READING, ADOPT AN ORDINANCE TO DEDICATE AN ELECTRICAL EASEMENT TO ONCOR ELECTRIC ON THE BICENTENNIAL ELEVATED STORAGE TANK SITE. PUBLIC HEARING**

**APPROVED**

Director of Public Works Rob Cohen presented Item 6B.

Mayor Hill opened the public hearing at 7:19pm. There being no one wishing to speak, Mayor Hill closed the public hearing at 7:19pm.

Motion was made to approve Item 6B, Ordinance No. 1207 adopt an ordinance to dedicate an electrical easement to Oncor Electric on the Bicentennial Elevated Storage Tank site.

Motion: Williamson  
Second: McCaskill

Ayes: Shafi, McCaskill, Patton, Hill, Williamson, Huffman, Archer  
Approved: 7-0

In accordance with Section 4.21 of the City Charter, the caption for this item is listed as follows:

ORDINANCE NO. 1207

AN ORDINANCE DEDICATING A PERMANENT ONCOR ELECTRIC DELIVERY COMPANY EASEMENT FOR PLACEMENT OF ELECTRICAL EQUIPMENT ON CITY OWNED PROPERTY. BEING PART OF A TRACT OF LAND IN THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS A PART OF THE L.B.G. HALL SURVEY, ABSTRACT NO. 686, RECORDED IN VOLUME 4928, PAGE 733, DEED RECORDS OF TARRANT COUNTY, TEXAS; DECLARING THAT SUCH EASEMENT IS NECESSARY FOR USE BY ONCOR ELECTRIC DELIVERY COMPANY; AUTHORIZING THE MAYOR TO EXECUTE THE EASEMENT DEDICATION DOCUMENTS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

**6C. ORDINANCE NO. 480-708A (ZA18-0014), 2<sup>ND</sup> READING, ZONING CHANGE AND SITE PLAN FOR PINNACLE POINT ON PROPERTY DESCRIBED AS LOTS 1-3, BLOCK A, MEADOW OAKS ADDITION, AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS AND LOCATED AT 455 S. KIMBALL AVE., SOUTHLAKE, TEXAS. CURRENT ZONING: "S-P-2" GENERALIZED SITE PLAN DISTRICT. PROPOSED ZONING: "S-P-2" GENERALIZED SITE PLAN DISTRICT. SPIN NEIGHBORHOOD # 8. PUBLIC HEARING**

**APPROVED**

Senior Director of Planning and Development Services Ken Baker presented Item 6C.

Mayor Hill opened the public hearing at 7:23pm. There being no one wishing to speak, Mayor Hill closed the public hearing at 7:23pm.

Motion was made to approve Item 6C, Ordinance No. 480-708a (ZA18-0014), 2nd Reading, Zoning Change and Site Plan for Pinnacle Point located at 455 S. Kimball Ave., subject to Staff Report dated February 12, 2019, and Revised Site Plan Review Summary No. 5, dated January 17, 2019, and granting the following:

- The Subdivision Ordinance No. 483, as amended, requires that all lots be fronted on a public or private street. The applicant is requesting approval of the lot configuration as shown on the proposed site plan, with lots fronting on common access easement / 24' fire lanes.

Also noting:

- If the retaining wall is removed along Kimball the applicant will match the new retaining wall that is being installed on the property to the south.

Motion: Williamson  
Second: McCaskill

Ayes: Shafi, McCaskill, Patton, Hill, Williamson, Huffman, Archer  
Approved: 7-0

In accordance with Section 4.21 of the City Charter, the caption for this item is listed as follows:

**ORDINANCE NO. 480-708a**

AN ORDINANCE AMENDING ORDINANCE NO. 480, AS AMENDED, THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SOUTHLAKE, TEXAS; GRANTING A ZONING CHANGE ON A CERTAIN TRACT OR TRACTS OF LAND WITHIN THE CITY OF SOUTHLAKE, TEXAS BEING LEGALLY DESCRIBED AS LOTS 1-3, MEADOW OAKS ADDITION, AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS, BEING APPROXIMATELY 11 ACRES, AND MORE FULLY AND COMPLETELY DESCRIBED IN EXHIBIT "A" FROM "S-P-2" GENERALIZED SITE PLAN DISTRICT WITH LIMITED "O-1" OFFICE DISTRICT USES TO "S-P-2" GENERALIZED SITE PLAN DISTRICT WITH LIMITED "O-1" OFFICE DISTRICT USES, AS DEPICTED ON THE APPROVED CONCEPT AND SITE PLANS ATTACHED HERETO AND INCORPORATED HEREIN AS EXHIBIT "B", SUBJECT TO THE SPECIFIC REQUIREMENTS CONTAINED IN THIS ORDINANCE; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; DETERMINING THAT THE PUBLIC INTEREST, MORALS AND GENERAL WELFARE DEMAND THE ZONING CHANGES AND AMENDMENTS HEREIN MADE; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.

**6D. ORDINANCE NO. 480-755 (ZA18-0051), 2<sup>ND</sup> READING, ZONING CHANGE AND SITE PLAN FOR KIMBALL HEIGHTS ON PROPERTY DESCRIBED AS LOT 4, BLOCK A, MEADOW OAKS ADDITION, AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS AND LOCATED AT 495 S. KIMBALL AVE., SOUTHLAKE, TEXAS. CURRENT ZONING: "SF-1A" SINGLE FAMILY RESIDENTIAL DISTRICT. PROPOSED ZONING: "S-P-1" DETAILED SITE PLAN DISTRICT. SPIN NEIGHBORHOOD # 8. PUBLIC HEARING**

**APPROVED**

Senior Director of Planning and Development Services Ken Baker presented Item 6D.

Mayor Hill opened the public hearing at 7:28pm. There being no one wishing to speak, Mayor Hill closed the public hearing at 7:28pm.

Motion was made to approve Item 6D, Ordinance No. 480-755 (ZA18-0051), 2nd Reading, Zoning Change and Site Plan for Kimball Heights located at 495 S. Kimball

Ave., subject to the Staff Report dated February 12, 2019, and Revised Site Plan Review Summary No. 3, dated February 12, 2019, and granting the following:

- The Subdivision Ordinance No. 483, as amended, requires that all lots be fronted on a public or private street. The applicant is requesting approval of the lot configuration as shown on the proposed site plan, with lots fronting on common access easement / 24' fire lanes.

Also noting:

- The new retaining wall will be similar to the photograph presenting this evening. Also noting that medical uses will be restricted to two (2) buildings within the development.

Motion: Williamson

Second: McCaskill

Ayes: Shafi, McCaskill, Patton, Hill, Williamson, Huffman, Archer

Approved: 7-0

In accordance with Section 4.21 of the City Charter, the caption for this item is listed as follows:

#### ORDINANCE NO. 480-755

AN ORDINANCE AMENDING ORDINANCE NO. 480, AS AMENDED, THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SOUTHLAKE, TEXAS; GRANTING A ZONING CHANGE ON A CERTAIN TRACT OR TRACTS OF LAND WITHIN THE CITY OF SOUTHLAKE, TEXAS BEING LEGALLY DESCRIBED AS LOT 4, MEADOW OAKS ADDITION, AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS, BEING APPROXIMATELY 3.86 ACRES, AND MORE FULLY AND COMPLETELY DESCRIBED IN EXHIBIT "A" FROM "SF-1A" SINGLE FAMILY RESIDENTIAL DISTRICT TO "S-P-1" DETAILED SITE PLAN DISTRICT WITH "O-1" OFFICE DISTRICT USES, AS DEPICTED ON THE APPROVED CONCEPT AND SITE PLANS ATTACHED HERETO AND INCORPORATED HEREIN AS EXHIBIT "B", SUBJECT TO THE SPECIFIC REQUIREMENTS CONTAINED IN THIS ORDINANCE; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; DETERMINING THAT THE PUBLIC INTEREST, MORALS AND GENERAL WELFARE DEMAND THE ZONING CHANGES AND AMENDMENTS HEREIN MADE; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.

- 6E. ORDINANCE NO. 1204 (CP18-0005) 2<sup>ND</sup> READING, LAND USE PLAN AMENDMENT FROM OFFICE COMMERCIAL TO MIXED USE ON PROPERTY DESCRIBED AS LOT A, BLOCK A, BRIARWOOD ESTATES, PHASE 1, (ALSO KNOWN AS LOT A1, BLOCK A, BRIARWOOD ESTATES BY TARRANT APPRAISAL DISTRICT) AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS AND LOCATED AT 2100 E. STATE HWY. 114, SOUTHLAKE, TEXAS. CURRENT ZONING: "C-3" GENERAL COMMERCIAL**



**DISTRICT. REQUESTED ZONING: "S-P-2" GENERALIZED SITE PLAN DISTRICT. SPIN NEIGHBORHOOD #4. PUBLIC HEARING**

**APPROVED**

Senior Director of Planning and Development Services Ken Baker presented Items 6E and 6F together.

Mayor Hill opened the public hearing at 7:42pm. There being no one wishing to speak, Mayor Hill closed the public hearing at 7:42pm.

Motion was made to approve Item 6E, Ordinance No. 1204 (CP18-0005) 2nd Reading, Land Use Plan Amendment from Office Commercial to Mixed Use located at 2100 E. State Hwy. 114, subject to the Staff Report dated February 12, 2019, and noting the following:

- Approval of the land use plan amendment request from "Office Commercial" land use designation to the "Mixed Use" land use designation.

Motion: Williamson

Second: McCaskill

Ayes: Shafi, McCaskill, Patton, Hill, Williamson, Huffman, Archer

Approved: 7-0

In accordance with Section 4.21 of the City Charter, the caption for this item is listed as follows:

**ORDINANCE NO. 1204**

**AN ORDINANCE ADOPTING THE CONSOLIDATED FUTURE LAND USE PLAN AS AN ELEMENT OF THE SOUTHLAKE 2035 PLAN, THE CITY'S COMPREHENSIVE PLAN UPDATE.**

- 6F. ORDINANCE NO. 480-657C (ZA18-0057), 2<sup>ND</sup> READING, ZONING CHANGE AND CONCEPT/SITE PLAN FOR DISTRICT 114 AT KIMBALL PARK TO INCLUDE A VARIANCE TO MASONRY ORD. NO. 557, AS AMENDED, ON PROPERTY DESCRIBED AS LOTS 1-6, KIMBALL PARK, AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS AND LOT A, BLOCK A, BRIARWOOD ESTATES, PHASE I (ALSO KNOWN AS LOT A1, BLOCK A, BRIARWOOD ESTATES, PHASE I) AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS, LOCATED AT 2100-2116 E. STATE HWY. 114, SOUTHLAKE, TEXAS. CURRENT ZONING: "S-P-2" GENERALIZED SITE PLAN DISTRICT AND "C-3" GENERAL COMMERCIAL DISTRICT. PROPOSED ZONING: "S-P-2" GENERALIZED SITE PLAN DISTRICT. SPIN NEIGHBORHOOD #4. PUBLIC HEARING**

**APPROVED**

Senior Director of Planning and Development Services Ken Baker presented Items 6E and 6F together.

Mayor Hill opened the public hearing at 7:42pm. There being no one wishing to speak, Mayor Hill closed the public hearing at 7:42pm.

Motion was made to approve Item 6F, Ordinance No. 480-657C (ZA18-0057), 2nd Reading, Zoning Change and Concept/Site Plan for District 114 at Kimball Park located at 2100-2116 E. State Hwy. 114, subject to the Staff Report dated February 12, 2019, and Site Plan Review Summary No. 5, dated February 11, 2019, and granting the following:

- Approving the driveway variances summarized in the staff's presentation which include:
- Driveway Ordinance No. 634, as amended, requires a minimum stacking depth of 150' if the average number of parking spaces per driveway is 200 or more spaces and the total number of spaces is 200 or more spaces. The applicant is proposing stacking depths of approximately 54' on the southern Cherry Ln. driveway and approximately 30' on the existing S.H. 114 driveway.
- Driveway Ordinance No. 634, as amended, requires a minimum 100' centerline spacing between the garage driveways on Cherry Ln. A variance is requested to allow the 60' centerline spacing shown.
- Driveway Ordinance No. 634, as amended, requires the minimum driveway spacing from an intersection on Cherry Ln. to be 100'. The applicant is requesting a variance to allow a spacing of approximately 40' measured from the right of way line/property line to the centerline of the driveway.
- Driveway Ordinance No. 634, as amended, Section 5.2.c, prohibits commercial driveways on collector or local streets unless the lot has no other access. A variance is required to allow the three driveways on Cherry Ln., based on a determination by the Director of Public Works.

Also approving a landscape variance:

- A variance to Landscape Ord. No 544, as amended, is request to allow the interior landscape area and materials as shown on the plan.

Also noting:

- Approving the applicant's covered patio concept presented this evening. Noting that if the covered patio can be administratively approved if the site plan adheres to the concept presented this evening.
- Trees along SH114 – three (3) trees along SH 114, as shown, are to be removed in the plan.
- Screening along the west side is to include red cedars.
- Unless modified by this zoning action – all other conditions associated with the zoning on place will remain.

Motion: Williamson

Second: McCaskill

Ayes: Shafi, McCaskill, Patton, Hill, Williamson, Huffman, Archer

Approved: 7-0

In accordance with Section 4.21 of the City Charter, the caption for this item is listed as follows:

ORDINANCE NO. 480-657C

AN ORDINANCE AMENDING ORDINANCE NO. 480, AS AMENDED, THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SOUTHLAKE, TEXAS; GRANTING A ZONING CHANGE ON A CERTAIN TRACT OR TRACTS OF LAND WITHIN THE CITY OF SOUTHLAKE, TEXAS BEING LEGALLY DESCRIBED AS LOTS 1-6, KIMBALL PARK, AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS AND LOT A, BLOCK A, BRIARWOOD ESTATES, PHASE I (ALSO KNOWN AS LOT A1, BLOCK A, BRIARWOOD ESTATES, PHASE I) AN ADDITION TO THE CITY OF SOUTHLAKE, TARRANT COUNTY, TEXAS, BEING APPROXIMATELY 17.27 ACRES, AND MORE FULLY AND COMPLETELY DESCRIBED IN EXHIBIT "A" FROM "S-P-2" GENERALIZED SITE PLAN DISTRICT TO "S-P-2" GENERALIZED SITE PLAN DISTRICT, AS DEPICTED ON THE APPROVED CONCEPT AND SITE PLANS ATTACHED HERETO AND INCORPORATED HEREIN AS EXHIBIT "B", SUBJECT TO THE SPECIFIC REQUIREMENTS CONTAINED IN THIS ORDINANCE; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; DETERMINING THAT THE PUBLIC INTEREST, MORALS AND GENERAL WELFARE DEMAND THE ZONING CHANGES AND AMENDMENTS HEREIN MADE; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.

7. **ORDINANCES, FIRST READINGS, PUBLIC HEARINGS, AND RELATED ITEMS: (THERE ARE NO ITEMS ON THIS AGENDA.)**
8. **RESOLUTIONS: (THERE ARE NO ITEMS ON THIS AGENDA.)**
9. **OTHER ITEMS FOR CONSIDERATION: (THERE ARE NO ITEMS ON THIS AGENDA.)**
10. **OTHER ITEMS FOR DISCUSSION: (THERE ARE NO ITEMS ON THIS AGENDA.)**
11. **ADJOURNMENT**

Mayor Hill adjourned the meeting at 7:49pm.

*\*An audio recording of this meeting will be permanently retained in the City Secretary's Office.*

**MINUTES APPROVED ON THIS, THE 5<sup>TH</sup> DAY OF MARCH, 2019.**

*Laura Hill*

Laura Hill  
Mayor

ATTEST:

*A. Shelley*

Amy Shelley, TRMC  
City Secretary

