



REGULAR PLANNING & ZONING COMMISSION MEETING OCTOBER 6, 2022

LOCATION: 1400 Main Street, Southlake, Texas, 76092

Work Session – Executive Conference Room, Suite 268 of Town Hall
Or City Council Chambers of Town Hall

Regular Session – City Council Chambers of Town Hall

MEMBERS PRESENT: Daniel Kubiak, Michael Forman, Michael Springer, Gina Phalen, and Austin Reynolds

MEMBERS ABSENT: Craig Rothmeier, and Scott Dyche

STAFF PRESENT: Sr. Director of Planning and Development Services Ken Baker; Deputy Director of Planning and Development Services Dennis Killough; and Commission Secretary Morgan Barclay.

WORK SESSION:

1. CALL TO ORDER: 5:30 P.M.

2. Executive Session: Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sections 551.071. Refer to posted list attached hereto and incorporate herein. **Executive Session may be held, under these exceptions, at the end of the Regular Session or at any time during the meeting that a need arises for the Planning and Zoning Commission to seek advice from the City Attorney as to the posted subject matter of this Planning and Zoning Commission meeting.** Section 551.071: Consultation with attorney.

No executive Session was held.

3. Recap of City Council's action and discussion on Planning and Zoning recommended cases.

4. Discuss the upcoming update of the City of Southlake's Future Land Use Plan, including the SH 144 Corridor and the FM 1709-1938 Corridor; questions were asked.

5. Staff presented an overview and addressed questions on agenda items #6 and #7.

6. Adjournment.

REGULAR SESSION:

1. CALL TO ORDER: 6:30 P.M.

2. **Executive Session:** Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sections 551.071. Refer to posted list attached hereto and incorporate herein. **Executive Session may be held, under these exceptions, at the end of the Regular Session or at any time during the meeting that a need arises for the Planning and Zoning Commission to seek advice from the City Attorney as to the posted subject matter of this Planning and Zoning Commission meeting.**
Section 551.071: Consultation with attorney.

No executive Session was held.

B. Reconvene: No action was taken during Executive Session.

3. ADMINISTRATIVE COMMENTS.

None

4. CHAIRMAN COMMENTS

Chairman Daniel Kubiak announced that tonight's meeting would be Senior Director of Planning and Development Services second to last meeting before his retirement.

CONSENT AGENDA:

5. CONSIDER: APPROVAL OF THE MINUTES FOR THE PLANNING AND ZONING COMMISSION MEETING HELD ON SEPTEMBER 22, 2022.

A motion was made to approve items 5 on the consent agenda.

Motion: Forman
Second: Springer
Ayes: 4
Nays: 0
Abstain: 1
Approved: 4-0-1

REGULAR AGENDA:

6. **Consider: Resolution No. 22-026, (ZA22-0043), Specific Use Permit for West Coast Exotics Texas, LLC** to allow sales and service of new and/or used automobiles, trucks or motorhomes on property described as Lot 2R1R1, Block 5, Cornerstone Business Park Addition, City of Southlake, Tarrant County, Texas and located at 405 S. Nolen Drive, Suite 200, Southlake, Texas. Current Zoning: "S-P-2" Generalized Site Plan District. SPIN Neighborhood #8. **PUBLIC HEARING**

Deputy Director of Planning and Development Services Dennis Killough gave a quick presentation. per Chairman Kubiak's request, for Item 6 as this item was discussed in the work session; no questions were asked.

The representative of the property owner Mrs. Debra Perry , 2801 S. Market Loop Suite 100, and the applicant Mr. Adrian Frank, 5705 Morlaix Court, came forward to answer questions from the Commission.

Chairman Kubiak opened the public hearing; seeing no one Chairman Kubiak closed the public hearing.

A motion was made to approve item number 6 ZA22-0043 subject to the staff report dated September 30, 2022, also subject to specific use permit staff review number 2 dated September 30, 2022. Noting that the recommendation is for the initial lease term of 3 years only at this point.

Motion: Forman

Second: Reynolds

Ayes: 5

Nays: 0

Abstain: 0

Approved: 5-0-0

7. Consider: Resolution No. 22-027, (ZA22-0048), Specific Use Permit for Avary Investments to allow sales and service of used automobiles, trucks or motorhomes on property described as Lot 4R, Block C, North Davis Business Park, City of Southlake, Tarrant County, Texas and located at 2105 Greenbriar Drive, Southlake, Texas. Current Zoning: "I-1" Light Industrial District. SPIN Neighborhood #8.

Deputy Director of Planning and Development Services Dennis Killough gave a quick presentation. per Chairman Kubiak's request, for Item 7 as this item was discussed in the work session; no questions were asked.

The applicant John Avary, 1709 W. Dove Road, came forward to answer questions.

Chairman Kubiak opened the public hearing, seeing no one Chairman Kubiak closed the public hearing.

A motion was made to approve item number 7 ZA22-0048 subject to staff report dated September 30, 2022, and confirming that the specific use permit be for a period of 10 years.

Motion: Forman

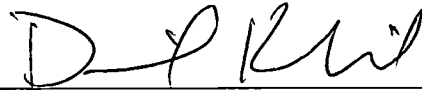
Second: Phalen

Ayes: 5

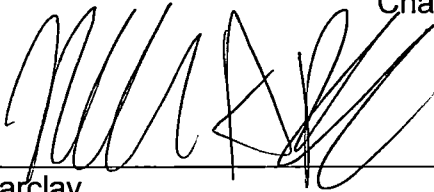
Nays: 0

Abstain: 0
Approved: 5-0-0

8. Meeting Adjournment. 6:50 P.M.



Daniel Kubiak
Chairman



ATTEST: _____
Morgan Barclay
Commission Secretary