

DRAFT



GARLAND

MINUTES

The Plan Commission of the City of Garland convened in regular session at 7:00 p.m. on Monday, March 22, 2021, in the Council Chambers at the William E. Dollar Municipal Building, 200 N. Fifth Street, Garland, Texas, with the following members present:

Present: Scott Roberts, Chairman
Wayne Dalton, Commissioner
Steven Hallman, Commissioner
Preston Edwards, Commissioner
John O'Hara, Commissioner
Truett Welborn, Commissioner
Douglas Williams, Commissioner
Michael Rose, Commissioner
Christopher Ott, 2nd Vice Chairman
Kira Wauwie, Staff
Tracy Allmendinger, Secretary
Brian England, Deputy City Attorney
Will Guerin, Director of Planning

Staff Present: Bryan Bradford, City Manager
John Baker, Assistant City Manager
Kira Wauwie, Principal Planner
Tracy Allmendinger, Recording Secretary
Will Guerin, Planning Director
Brian England, Deputy City Attorney
Denise Phillips, Planning Technician
Kimberly Hopkins, Development Planner
Nabiha Ahmed, Development Planner

CONSENT AGENDA

All items under this section are recommended for approval by a single motion of the Plan Commission, without discussion. The Plan Commission has had the opportunity to review each of these items during a pre-meeting. The Chairman will announce the agenda and provide an opportunity for members of the audience and the Plan Commission to request that an item be

removed and considered separately.

1. MINUTES

- a. Consider approval of the Plan Commission Minutes for March 8, 2021.

2. PLATS

- a. P 21-11 Rowlett Plaza Final Plat

ITEMS FOR INDIVIDUAL CONSIDERATION

Speaker Regulations:

Anyone wishing to speak for, against, or on agenda items must fill out a speaker card and give it to the Plan Commission Secretary before speaking (cards are located at the entrance to the Council Chambers). The Chairman will recognize speakers; he may impose a time limit and may provide for rebuttal. All comments and testimony are to be presented from the podium.

3. ZONING

- a. Consideration of the application of **Rodolfo V. Herrera Elizalde**, requesting approval of a Change in Zoning from Single Family-7 (SF-7) District to a Planned Development (PD) District for Single Family-7 Uses. This property is located at 1544 Flores Drive. (District 5) (File Z 21-02 - Zoning)
- b. Consideration of the application of **Rodolfo V. Herrera Elizalde**, requesting approval of a Specific Use Provision for a Guest House on a property zoned Single Family-7 (SF-7) District. This property is located at 1544 Flores Drive. (District 5) (File Z 21-02 - Specific Use Provision)
- c. Consideration of the application of **Rodolfo V. Herrera Elizalde**, requesting approval of a Detail Plan for a Guest House. This property is located at 1544 Flores Drive. (District 5) (File Z 21-02 - Plan)
- d. Consideration of the application of **Alliance Architects, Inc.**, requesting approval of a Specific Use Provision for a High Risk Use on a property zoned Industrial (IN) District. This property is located at 1600 South Jupiter Road. (District 6) (File Z 21-03 - Zoning)
- e. Consideration of the application of **Alliance Architects, Inc.**, requesting approval of a Plan for a High Risk Use. This property is located at 1600 South Jupiter Road. (District 6) (File Z 21-03 - Plan)

- f. Consideration of the application of **MVAH Partners**, requesting approval of a Change in Zoning from Community Office (CO) District and Industrial (IN) District to Multi-Family (MF) District. This property is located at 1102 North Shiloh Road. (District 8) (File Z 21-04 - Zoning)
- g. Consideration of the application of **Good Samaritans of Garland**, requesting approval of a Major Waiver to allow the construction of a 2,700 square-foot building for an existing Social Service Facility / Agency on a property zoned Downtown (DT) District, InTown Residential Sub-District. This property is located at 212 and 214 North Twelfth Street. (District 2) (File DD 20-03 - Downtown Development) **(The applicant requests postponement to the April 12, 2021 Plan Commission Meeting).**
- h. Consideration of the application of **Good Samaritans of Garland**, requesting approval of a Plan for a 2,700 square-foot building with storage, restrooms and office space. This property is located at 212 and 214 North Twelfth Street. (District 2) (File DD 20-03 - Plan) **(The applicant requests postponement to the April 12, 2021 Plan Commission Meeting).**

4. **ADJOURN**

CITY OF GARLAND, TEXAS

/s/ Scott Roberts, Chairman

/s/ Tracy Allmendinger, Secretary