

STATE OF TEXAS §
COUNTIES OF POTTER §
AND RANDALL §
CITY OF AMARILLO §

On the 14th day of February 2011, the Amarillo Planning and Zoning Commission met in a work session in Room 206, second floor of City Hall, at 2:30 PM to review agenda items, then convened in regular session at 3:00 PM in the Commission Chambers on the third floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, with the following members present:

VOTING MEMBERS	PRESENT	NO. MEETINGS HELD	NO. MEETINGS ATTENDED
Michael Alexander	N	87	57
Dean Bedwell	Y	59	53
Judy Day	Y	62	52
Brandon Neely, Chairman	Y	62	50
John Notestine	Y	108	97
Louise Ross	Y	108	101
Howard Smith, Vice Chairman	Y	98	86

PLANNING DEPARTMENT STAFF: Cris Valverde, Senior Planner
Kelley Shaw, Planning Director

Chairman Neely opened the meeting, established a quorum, and conducted the consideration of the following items in the order presented. Kelley Shaw, Planning Director read the staff reports and gave the recommendations for each item.

ITEM 1: Approval of the minutes of the January 24, 2011 meeting

A motion to approve the minutes of the January 24, 2011 was made by Commissioner Ross, seconded by Commissioner Smith and carried unanimously.

ITEM 2: Z-11-03 Rezoning of a 3.25 acre tract of unplatted land in Section 43, Block 9, BS&F Survey, Potter County, Texas to change from Agricultural District to Office District 1. (Vicinity: Evans Dr. & Coulter St.)

APPLICANT: Brian Sims

Mr. Shaw stated the applicant's request for rezoning was appropriate and recommended approval as submitted. A motion to approve Z-11-03 was made by Commissioner Bedwell, seconded by Commissioner Smith and carried unanimously.

ITEM 3: Z-11-04 Rezoning of a 2.23 acre tract of unplatted land in Section 24, Block 9, BS&F Survey, Potter County, Texas to change from Planned Development District 55 BCG to amended planned development district for townhome development. (Vicinity: Westwood Dr. & Blossom Wy.)

APPLICANT: Curt Pohlmeier

Mr. Shaw stated the applicant's request for rezoning was appropriate and recommended approval as submitted. A motion to approve Z-11-04 was made by Commissioner Notestine, seconded by Commissioner Ross and carried unanimously.

ITEM 4: Z-11-05 Rezoning of a 0.16 acre portion of Lot 9, Block 1, Meadowgreen Addition Unit No. 2, Section 4, Block 9, BS&F Survey, Randall County, Texas to change from Office District 2 to Office District 2 with a specific use permit for a hair and nail salon. (Vicinity: Winners Cir. & Meadowgreen Dr.)

APPLICANT: Ernie Houdashell

Mr. Shaw stated the applicant's request for rezoning was appropriate and recommended approval as submitted. A motion to approve Z-11-05 was made by Commissioner Smith, seconded by Commissioner Bedwell and carried unanimously.

ITEM 5: Z-11-06 Rezoning of Lots 1 thru 7 and Lots 15 thru 17, Block 15, Morningside Subdivision, Section 156, Block 2, AB&M Survey, Potter County, Texas to change from Heavy Commercial District and Multiple-Family District 1 to General Retail District. (Vicinity: Amarillo Blvd. & Mirror St.)
APPLICANT: Greg Mitchell

Mr. Shaw stated the applicant's request for rezoning was appropriate and recommended approval as submitted. A motion to approve Z-11-06 was made by Commissioner Smith, seconded by Commissioner Notestine and carried unanimously.

ITEM 6: Z-11-07 Rezoning of the west 1.91 acres of Tract 111, Revised Pleasant Valley in Section 159, Block 2, AB&M Survey, Potter County, Texas to change from Residential District 1 to General Retail District. (Vicinity: St. Francis Ave./Loop 335 and River Rd.)
APPLICANT: Greg Mitchell

Mr. Shaw stated the applicant's request for rezoning was appropriate and recommended approval as submitted. A motion to approve Z-11-07 was made by Commissioner Ross, seconded by Commissioner Notestine and carried unanimously.

ITEM 7: V-11-01 Vacation of a portion of a 20 ft. alley Right-of-Way in Block 15, Morningside Subdivision in Section 156, Block 2, AB&M Survey, Potter County, Texas.
APPLICANT: Greg Mitchell

Mr. Shaw stated the applicant's request for vacation was appropriate and recommended approval as submitted. A motion to approve V-11-01 was made by Commissioner Day, seconded by Commissioner Smith and carried unanimously.

ITEM 8: P-11-14 The Colonies Unit No. 47, an addition to the City of Amarillo, being a replat of Lots 3A and 4A, Block 1, The Colonies Unit No. 42, in Section 40, Block 9, BS&F Survey, Randall County, Texas. (2.14 acres) (Vicinity: SW 45th Ave. & Van Winkle Dr.)
DEVELOPER: Suzanne Boyce
SURVEYOR: David Miller

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-14 was made by Commissioner Ross, seconded by Commissioner Notestine and carried unanimously.

ITEM 9: P-11-15 Beverly Gardens Unit No. 21, an addition to the City of Amarillo, being a replat of a portion of Lot 10, Block 20, Beverly Gardens Unit No. 2, in Section 158, Block 2, AB&M Survey, Potter County, Texas. (0.21 acres) (Vicinity: Hazell Ave. & Wilson St.)
DEVELOPER: Leland Long
SURVEYOR: David Miller

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-15 was made by Commissioner Ross, seconded by Commissioner Day and carried unanimously.

ITEM 10: P-11-16 Rolling Hills Unit No. 5, a suburban subdivision to the City of Amarillo, being a replat of Lot 29, Block 22, Rolling Hills Unit No. 3 and the south 60 feet of Lot 11, Block 1, Rolling Hills Unit No. 4, in Section 220, Block 2, AB&M Survey, Potter County, Texas. (1.38 acres) (Vicinity: Caddo Rd & Paseo Dr.)
DEVELOPER: Mickey McCurdy
SURVEYOR: J.D. Davis

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-16 was made by Commissioner Notestine, seconded by Commissioner Ross and carried unanimously.

ITEM 11: P-11-17 Amarillo Medical Center Unit No. 19, an addition to the City of Amarillo, being a replat of a portion of Lot 1, Block 1, Amarillo Medical Center Unit No. 14, in Section 26, Block 9, BS&F Survey, Potter County, Texas. (2.00 acres) (Vicinity: Wallace Blvd. & Hagy Blvd.)
DEVELOPER: Stephen Gens
SURVEYOR: Robert Keys

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-17 was made by Commissioner Ross, seconded by Commissioner Notestine and carried unanimously.

ITEM 12: P-11-18 City View Estates Unit No. 9, an addition to the City of Amarillo, being an unplatted tract of land in Section 231, Block 2, AB&M Survey, Randall County, Texas. (16.20 acres) (Vicinity: Knoll Dr. & City View Dr.)
DEVELOPER: Matt Griffith
SURVEYOR: Robert Keys

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-18 was made by Commissioner Bedwell, seconded by Commissioner Notestine and carried unanimously.

ITEM 13: P-11-19 City View Estates Unit No. 10, an addition to the City of Amarillo, being an unplatted tract of land in Section 231, Block 2, AB&M Survey, Randall County, Texas. (23.85 acres) (Vicinity: Santa Monica Ave. & City View Dr.)
DEVELOPER: Matt Griffith
SURVEYOR: Robert Keys

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-19 was made by Commissioner Notestine, seconded by Commissioner Ross and carried unanimously.

ITEM 14: P-11-20 Turkey Tract Subdivision Unit No. 2, a suburban subdivision to the City of Amarillo, being a replat of the east part of Lot 1, Block 1, Turkey Tract Subdivision Unit No. 1, in Section 98, Block 9, BS&F Survey, Randall County, Texas. (1.79 acres) (Vicinity: Hope Rd. & Strader Rd.)
DEVELOPER: Greg Bichsel
SURVEYOR: Kevin Brown

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-20 was made by Commissioner Ross, seconded by Commissioner Day and carried unanimously.

ITEM 15: P-11-21 Morningside Subdivision Unit No. 2, an addition to the City of Amarillo, being a replat of Lots 1 thru 7 and Lots 15 thru 17, Block 15, Morningside Subdivision, in Section 156, Block 2, AB&M Survey, Potter County, Texas. (1.72 acres) (Vicinity: Amarillo Blvd. & Mirror St.)
DEVELOPER: Greg Mitchell
SURVEYOR: Richard Johnson

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-21 was made by Commissioner Notestine, seconded by Commissioner Day and carried unanimously.

ITEM 16: P-11-22 Pleasant Valley Unit No. 45, an addition to the City of Amarillo, being a replat the west 1.91 acres of Tract 111, Revised Plat of Pleasant Valley, in Section 159, Block 2, AB&M Survey, Potter County, Texas. (1.91 acres) (Vicinity: River Rd. & N. Loop 335/ St. Francis Ave.)
DEVELOPER: Greg Mitchell
SURVEYOR: Richard Johnson

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-22 was made by Commissioner Ross, seconded by Commissioner Notestine and carried unanimously.

ITEM 17: P-11-23 The Greenways at Hillside Unit No. 25, an addition to the City of Amarillo, being an unplatted tract of land in Section 39, Block 9, BS&F Survey, Randall County, Texas. (4.09 acres) (Vicinity: Parkwood Pl. & Kingsgate Dr.)
DEVELOPER: Edward Scott, Jr.
SURVEYOR: Richard Johnson

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-11-23 was made by Commissioner Notestine, seconded by Commissioner Ross and carried unanimously.

CARRY OVERS:

ITEMS 18-22: P-11-06 Tradewind Air Park Unit No. 14, P-11-07 Tradewind Air Park Unit No. 15, P-11-08 Tradewind Air Park Unit No. 16, P-11-09 Tradewind Air Park Unit No. 17, P-11-10 Tradewind Air Park Unit No. 18.

Required no action.

ITEM 23: P-11-11 Ridgeview Medical Center Unit No. 21, an addition to the City of Amarillo, being an unplatted tract of land in Section 43, Block 9, BS&F Survey, Potter County, Texas. (3.25 acres) (Vicinity: Coulter St. & Evans Dr.)
DEVELOPER: J. Brian Sims
SURVEYOR: H.O. Hartfield

Mr. Neely stated that the plat was signed by the Acting Director of Community Services on February 8, 2011.

ITEMS 24-25: P-11-12 Hillside Terrace Estates Unit No. 13, The Woodlands of Amarillo Unit No. 14.

Required no action.

PENDING ITEMS:

ITEMS 26-27: P-08-14 Webb Subdivision Unit No. 3, P-08-58 Centerport Addition Unit No. 2.

Mr. Neely stated that these plats were withdrawn due to lack of activity.

ITEM 28: P-08-69 Redstone Addition Unit No. 1, an addition to the City of Amarillo, being an unplatted tract of land in Section 37, Block 9, BS&F Survey, Randall County, Texas. (57.93 acres) (Vicinity: Coulter St. & West Loop 335 South)
DEVELOPER: Charlie Hamilton
SURVEYOR: David Miller

Required no action.

ITEMS 29-30: P-09-08 Canode-Com Park Unit No. 40, P-09-21 East Loop 335 Unit No. 7.

Mr. Neely stated that these plats were withdrawn due to lack of activity.

ITEM 31: P-09-23 Hillside Terrace Estates Unit No. 10, an addition to the City of Amarillo, being an unplatted tract of land in Section 64, Block 9, BS&F Survey, Randall County, Texas. (10.82 acres) (Vicinity: Hillside Rd. & Nancy Ellen St.)
DEVELOPER: Perry Williams
SURVEYOR: H. O. Hartfield

Mr. Shaw stated the applicant's request is appropriate and recommended approval as submitted. Motion to approve P-09-23 was made by Commissioner Ross, seconded by Commissioner Smith and carried unanimously.

ITEMS 32-36: P-10-19 Dixon Acres Unit No. 5, P-10-21 Coulter Acres Unit No. 12, P-10-25 Medical Institute Subdivision Unit No. 9, P-10-26 Mariposa ecoVillage Unit No. 2, P-10-27 Amarillo Medical Center Unit No. 18.

No action required on these plats.

ITEM 37: P-10-36 Hollywood Commercial Park Unit No. 12, an addition to the City of Amarillo, being an unplatted tract of land in Section 31, Block 9, BS&F Survey, Randall County, Texas. (10.00 acres) (Vicinity: Viking Dr. & Ventura Dr.)
DEVELOPER: Syzanne Boyce
SURVEYOR: Michael Davis

Mr. Neely stated that the plat was signed by the Acting Director of Community Services on February 8, 2011.

ITEM 38: P-10-40 Freeman Subdivision Unit No. 4.

Required no action.

ITEM 39: P-10-41 Lawrence Park Unit No. 106, an addition to the City of Amarillo, being a replat of a portion of Lot 1, Block 36, Lawrence Park Unit No. 25, in Section 227, Block 2, AB&M Survey, Potter County, Texas. (0.42 acres) (Vicinity: SW 28th Ave. & Lometa Dr.)
DEVELOPER: Clarence Vaughn
SURVEYOR: Wendall Stoner

Mr. Neely stated that the plat was signed by the Acting Director of Community Services on February 8, 2011.

ITEMS 40-48: P-10-47 Grand Avenue Estates Unit No. 5, P-10-48 Famous Heights Addition Unit No. 41, P-10-49 The Vineyards Unit No. 2, P-10-55 Sundown Industrial Park Unit No. 1, P-10-57 North River Road Gardens Unit No. 3, P-10-60 Alta Vista Estates Unit No. 2, P-11-01 Hillside Terrace Estates Unit No. 12, P-11-02 Westcliff Park Unit No. 44, P-11-04 Blue Sky Farms Unit No. 7.

Required no action.

ITEM 49: Public Forum: Time is reserved for any citizen to comment on City zoning or planning concerns; however, the Commission can take no action on any issue raised.

No one spoke. The meeting was adjourned at 3:33 PM.



Kelley Shaw, Secretary
FOR Planning & Zoning Commission