

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

On the 27th day of October 2014, the Amarillo Planning and Zoning Commission met in a work session in Room 206, second floor of City Hall, at 2:45 PM to review agenda items, then convened in regular session at 3:00 PM in the City Council 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
David Craig, Chairman	Y	74	56
Dean Bedwell	Y	141	133
Howard Smith	Y	179	159
Mike Good, Vice-Chairman	Y	56	41
Anthony Ledwig	Y	56	48
Mark Rowh	N	10	7
Rob Parker	Y	10	8

PLANNING DEPARTMENT STAFF: Cris Valverde, Senior Planner
Kelley Shaw, Planning Director Jan Sanders, Recording Secretary

Chairman Craig 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 October 13, 2014 meeting

A motion to approve the minutes of the October 13, 2014 meeting was made by Commissioner Bedwell, seconded by Commissioner Smith, and carried 3:0:3 with Commissioners Good, Ledwig and Parker abstaining.

ITEM 2: Z-14-18 Rezoning of lot 3, Block 1, The Colonies Unit No. 34 and a 3.63 acre tract of unplatted land, all in Section 40, Block 9, BS&F Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District and Agricultural District with Specific Use Permit 145 to amended specific use permit for expansion of existing fitness center operations. (Vicinity: Hillside Rd. & Montserrat Dr.).
APPLICANT: Steve Dalrymple

Chairman Craig stated this zoning was withdrawn by the applicant.

ITEM 3: Z-14-20 Rezoning of Lot 10, Block 9, Lawrence Park Addition Unit No. 4, Block 2, AB&M Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Multiple Family District 1 to Office District 2. (Vicinity: SW 27th Ave. and Kentucky St.)
APPLICANT: Kirk Chudej

Mr. Shaw stated the applicant is requesting a zoning change in order to develop the vacant lot with an office land use. Mr. Shaw advised given the surrounding adjacent zonings, staff feels the transitional zoning of Office District 2 is appropriate and recommends approval as submitted.

A motion to approve Z-14-20 was made by Commissioner Smith, seconded by Commissioner Bedwell and carried unanimously.

ITEM 4: P-14-74 River Road Gardens Unit No. 26, an addition to the City of Amarillo, being a replat of portions of Tract 17 and Tract 18 River Road Gardens, in Section 161, Block 2, AB&M Survey, Potter County, Texas. (5.01 acres) (Vicinity: Pavillard Dr. & Willow Creek Dr.)
DEVELOPER(S): Bo Williams
SURVEYOR: Kevin Brown

Mr. Shaw recommended the plat be denied but could be resubmitted at a later date at no charge. A motion to deny P-14-74 was made by Commissioner Good, seconded by Commissioner Parker and carried unanimously.

ITEM 5: P-14-75 Madden Addition Unit No. 6, an addition to the City of Amarillo, being a replat of Lots 7 and 8, Block 7, Madden Addition, in Section 187, Block 2, AB&M Survey, Potter County, Texas. (0.39 acres)(Vicinity: SW 11th Ave. & S Washington St.)
DEVELOPER(S): Daryl Roberts
SURVEYOR: Kevin Brown

Mr. Shaw recommended the plat be denied but could be resubmitted at a later date at no charge. A motion to deny P-14-75 was made by Commissioner Bedwell, seconded by Commissioner Ledwig and carried unanimously.

CARRY OVERS:

ITEM 6: P-14-73 Canode-Com Park Unit No. 44, an addition to the City of Amarillo being an unplatted tract of land in Section 42, Block 9, BS&F Survey, Potter County, Texas. (1.80 acres)(Vicinity: Cinema Dr. & IH-40W)
DEVELOPER(S): Mitch Patel
SURVEYOR: Wendell Stoner

Mr. Shaw stated staff recommends approval of this plat with the stipulation the plat will not be filed of record with the county, until the original tax certificates are received in the Planning Department. A motion to approve P-14-73 with the stipulation the plat will not be filed of record with the county until the original tax certificates are received by Planning staff, was made by Commissioner Ledwig, seconded by Commissioner Parker and carried unanimously.

PENDING ITEMS:

ITEMS 7-23: P-08-10 The Woodlands of Amarillo Unit No. 14, P-11-31 Sundown Acres Unit No. 6, P-12-45 Redstone Addition Unit No. 1, P-12-52 Bownds Industrial Park Unit No. 1, P-13-72 Park Hills Unit No. 2, P-13-78 Heritage Hills Unit No. 2, P-14-14 Hillside Terrace Estates Unit No. 22, P-14-22 South Haven Addition Unit No. 4, P-14-25 Arrowhead Addition Unit No. 8, P-14-28 Silverpointe Addition Conceptual Development Plan, P-14-29 Keri Ridge Unit No. 4, P-14-33 Canode-Com Park Unit No. 42, P-14-35 West Amarillo Industrial Park Unit No. 24, P-14-38 Westgate Village Addition Unit No. 3, P-14-41 Skyline Terrace Unit No. 12, P-14-47 Westover Park Unit No. 25, P-14-48 Tull Addition Unit No. 2.

No action was taken on these plats.

ITEM 24: P-14-53 Westcliff Park Unit No. 48, an addition to the City of Amarillo, being a replat of a portion of Lot 2-I, Block 27, Westcliff Park Unit No. 42, in Section 10, Block 9, BS&F Survey, Potter County, Texas. (1.61 acres)(Vicinity: Amarillo Blvd. West & Plum Creek Dr.)
DEVELOPER(S): Nasasa LTD.
SURVEYOR: David Petree

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on October 15, 2014.

ITEMS 25-26: P-14-55 King Hill Addition Unit No. 5, P-14-58 Southland Acres Unit No. 4.

No action was taken on these plats.

ITEM 27: P-14-59 Sundown Acres Unit No. 7, a suburban subdivision to the City of Amarillo, being a replat of a portion of Lot 1, and all of Lots 2 & 3, all in Block 26, Sundown Acres, in Section 2, Block 2, J. Poitevent, Randall County, Texas. (2.76 acres)(Vicinity: Tyndale Ln. & Georgia St.)
DEVELOPER(S): Lloyd and Keith Burd
SURVEYOR: Daryl Furman

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on October 21, 2014.

ITEMS 28-37: P-14-60 Sunset Addition Unit No. 3, P-14-63 Plemons Addition Unit No. 16, P-14-64 Barley Unit No. 1, P-14-65 Strawberry Fields Unit No. 1, P-14-66 Strawberry Fields Unit No. 2, P-14-68 Sleepy Hollow Unit No. 111, P-14-69 The Greenways at Hillside Unit No. 30, P-14-70 Estacado West Unit No. 7, P-14-71 McMurtry Acres Unit No. 3, P-14-72 The Colonies Unit No. 59.

No action was taken on these plats.

ITEM 38: 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 comments were made.

ITEM 39: Discuss Items for Future Agendas.

No further comments were made and meeting adjourned at 3:08 p.m.

Kelley Shaw, Secretary
Planning & Zoning Commission