

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

**PUBLIC NOTICE OF MEETING**

**NOTICE** is hereby given that the Planning and Zoning Commission of the City of Amarillo, Texas, will meet in a **WORK SESSION AT 2:45 PM** in Room 206 on the Second Floor of City Hall and will hold their regularly-scheduled public meeting at 3:00 PM in the City Council Chambers on the Third Floor of City Hall, 509 East 7<sup>th</sup> Avenue, Amarillo, Texas, on September 14, 2015. The subjects to be considered at this meeting are listed on the attached copy of the Agenda of the Planning and Zoning Commission.

In the event of a lack of quorum to convene or continue the meeting described above, then the items on this agenda will automatically be carried forward to the agenda of the next regularly scheduled meeting of the Commission and succeeding meetings as necessary.

**SIGNED** this 11<sup>th</sup> day of September 2015.

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Kelley Shaw, Secretary  
Planning & Zoning Commission

*The Planning and Zoning Commission reserves the right and hereby gives notice that it may conduct an executive session, as the Planning and Zoning Commission may find necessary, on any item of business listed in this agenda for which state law authorizes an executive session, even if such item is not specifically designated to be an executive session item.*

*Amarillo City Hall is accessible to individuals with disabilities through its main entry on the south side (SE 7<sup>th</sup> Avenue) of the building. An access ramp leading to the main entry is located at the southwest corner of the building. Parking spaces for individuals with disabilities are available in the south parking lot. City Hall is equipped with restroom facilities, communications equipment and elevators that are accessible. Individuals with disabilities who require special accommodations or a sign language interpreter must make a request to the Planning Department at least two (2) business days before the meeting by telephoning 806/378-3020 or the City TDD number at 806/378-4229.*

## AGENDA

The Planning and Zoning Commission will hold a **WORK SESSION AT 2:45 PM** in Room 206 on the Second Floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, and will hold their regularly scheduled meeting at 3:00 PM in the City Council Chambers, Third Floor of City Hall, on September 14, 2015. Subjects to be discussed at this meeting are as follows:

- ITEM 1: Approval of the minutes of the August 10, 2015 meeting.
- ITEM 2: A-15-01 Annexation of 485± acres of land in Section 232, Block 2, AB&M Survey and Sections 2 and 3, Block 9, BS&F Survey, Randall County, Texas (Vicinity: Hollywood Rd/Loop 335 and Western St.)  
APPLICANT: Matt Griffith
- ITEM 3: Z-15-19 Rezoning of a 1.87 acre tract of unplatted land in Section 41, Block 9, BS&F Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Planned Development District 226 to General Retail District. (Vicinity: SW 45<sup>th</sup> Ave. & Golden Pond Pl.)  
APPLICANT: Edward Scott
- ITEM 4: Z-15-21 Rezoning of a 7.64 acre tract of unplatted land in Section 106, Block 2, AB&M Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Light Commercial District and Residential District 2 to Light Commercial District. (Vicinity: SE 14<sup>th</sup> Ave. & Sunrise Ave.)  
APPLICANT: Bobby Lee
- ITEM 5: Z-15-22 Rezoning of Lot 16, Block 53, Eastridge Subdivision Unit No. 18, in Section 104, Block 2, AB&M Survey, Potter County, Texas, plus one-half of all bounding streets, alleys and public ways to change from Residential District 1 to Residential District 1 with a Specific Use Permit for the placement of a carport within the front yard setback. (Vicinity: Heather St & NE 24th Ave)  
APPLICANT: Hoang Binh Van
- ITEM 6: Z-15-23 Rezoning of Lot 2, Block 1, Sears Park Addition Unit No. 3, in Section 226, Block 2, AB&M Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from General Retail District to planned development district for a food quality testing facility. (Vicinity: Dixie St & SW 15th Ave)  
APPLICANT: Jimmy Parker
- ITEM 7: Z-15-24 Rezoning of Lots 8 thru 27, Block 5, Heritage Hills Addition Unit No. 2, Section 65, Block 9, BS&F Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Residential District 2 to Residential District 3. (Vicinity: Zoe Dr & Canton Ct)  
APPLICANT: Dustin Davis
- ITEM 8: P-15-46 Centerport Addition Unit No. 6, being an unplatted tract of land in Section 72, Block 2, AB&M Survey, Potter County, Texas. (48.00 acres)(Vicinity: Benchmark St. & Centerport Blvd.)  
DEVELOPER(S): Richard David  
SURVEYOR: Dickie Johnson
- ITEM 9: P-15-47 Heritage Hills Unit No. 3, being a replat of Lots 1 thru 22, Block 12 and Lots 39 thru 54, Block 5, Heritage Hills Unit No. 2, in Section 65, Block 9, BS&F Survey, Randall County, Texas. (8.10 acres)(Vicinity: Heritage Hills Pkwy & Legacy Pkwy.)  
DEVELOPER(S): Perry Williams  
SURVEYOR: Dustin Davis
- ITEM 10: P-15-48 Olsen Park Unit No. 64, an addition to the City of Amarillo, being a replat of a portion of Lot 9, Block 106, Olsen Park Unit No. 58, in Section 8, Block 9, BS&F Survey, Potter County, Texas.(0.86 acre) (Vicinity: Bell St & IH-40)  
DEVELOPER(S): Tony Nguyen  
SURVEYOR: Cindy Beyer
- ITEM 11: P-15-49 City View Estates Unit No. 16, an addition to the City of Amarillo, being an unplatted tract of land out of Section 231, Block 2, AB&M Survey, Randall County, Texas. (31.24 acres)(Vicinity: Georgia St & Bismarck Ave)  
DEVELOPER(S): Matt Griffith  
SURVEYOR: Robert Keys

- ITEM 12: P-15-50 Mathes Acres Unit No. 2, a suburban subdivision to the City of Amarillo, being a replat of a portion of Lots 14 & 19, and all of Lots 15-18, Mathes Acres, in Section 34, Block 9, BS&F Survey, Randall County, Texas. (6.89 acres)(Vicinity: Coulter St & IH-27)  
DEVELOPER(S): Mark Krueger  
SURVEYOR: Heather Lemons
- ITEM 13: P-15-51 Spring Lake Unit No. 2, a suburban subdivision to the City of Amarillo, being a replat of Lots 41, 42, and 43, Amended Spring Lake Unit No. 1, in Section 31, Block 1, TTRR Co Survey, Randall County, Texas. (3.08 acres) (Vicinity: FM Hwy 2590 & Spring Lake Dr)  
DEVELOPER(S): Jon Lair, Chris & Shayla Shelburne  
SURVEYOR: Matt Thomas
- ITEM 14: P-15-52 Bishop Estates Unit No. 6, a suburban subdivision to the City of Amarillo, being a replat of all of Lot 32 and 33 of Block 2, Bishop Estates Unit No. 2, in Section 90, Block 9, BS&F Survey, Potter County, Texas. (10.04 acres) (Vicinity: Estates Dr & W Ranch View Rd)  
DEVELOPER(S): Denise Riggs  
SURVEYOR: JD Davis

**CARRY OVERS:**

- ITEM 15: P-15-39 Sun Air Estates Unit No. 6, a suburban subdivision to the City of Amarillo being a replat of a portion of Lot 2, Block 2, Sun-Air Estates Unit No. 1, in Section 36, Block 9, BS&F Survey, Randall County, Texas. (2.00 acres)(Vicinity: Soncy Rd. and Norahs Rd.)  
DEVELOPER(S): Robert Carter  
SURVEYOR: Daryl Furman
- ITEM 16: P-15-40 Webb Subdivision Unit No. 3, an addition to the City of Amarillo being an unplatted tract of land in Section 166, Block 2, AB&M Survey, Potter County, Texas. (4.11 acres)(Vicinity: Dumas Dr. and Hastings Ave.)  
DEVELOPER(S): Hugo Robles  
SURVEYOR: Daryl Furman
- ITEM 17: P-15-41 Ridgemere Unit No. 3, an addition to the City of Amarillo being a replat of Lots 10 and 11, Block 23, Ridgemere Addition in Section 137, Block 2, AS&M Survey, Potter County, Texas. (0.39 acres)(Vicinity: Rule St. and Ridgemere Blvd.)  
DEVELOPER(S): Luis Campos  
SURVEYOR: Daryl Furman
- ITEM 18: P-15-42 The Colonies Unit No. 65, an addition to the City of Amarillo being an unplatted tract of land in Section 40, Block 9, BS&F Survey, Randall County, Texas. (3.32 acres)(Vicinity: Hillside Rd. and Greenways Dr.)  
DEVELOPER(S): Steven Adee  
SURVEYOR: Robert Keys
- ITEM 19: P-15-43 Highland Park Village Unit No. 3, an addition to the City of Amarillo being a replat of a portion of Lot 1, Block 23, Highland Park Village in Section 39, Block 2, AB&M Survey, Potter County, Texas. (1.38 acres)(Vicinity: J Ave. and Golden Dr.)  
DEVELOPER(S): Joe Bob McCart  
SURVEYOR: Robert Keys
- ITEM 20: P-15-45 Town Square Unit No. 4, an addition to the City of Amarillo being a replat of Lots 2A thru 9A, Block 3 and Lots 1A thru 9A, Block 4, Amended Town Square Unit No. 2 in Section 63, Block 9, BS&F Survey, Randall County, Texas. (3.12 acres)(Vicinity: Hillside Rd. and Nancy Ellen St.)  
DEVELOPER(S): Perry Williams  
SURVEYOR: Matt Thomas

**PENDING ITEMS:**

- ITEM 21: P-11-31 Sundown Acres Unit No. 6, a suburban subdivision to the City of Amarillo, being a portion of an unplatted tract of land in Section 2, Block 2, J. Pointevent Survey, Randall County, Texas. (3.00 acres)(Vicinity: Western St. & Sundown Ln.)  
DEVELOPER: Craig Keel  
SURVEYOR: Daryl Furman

- ITEM 22: P-12-45 Redstone Addition Unit No. 1, an addition to the City of Amarillo, being an unplatted tract of land situated in Section 37, Block 9, BS&F Survey, Randall County, Texas. (58.82 acres)(Vicinity: W. Loop 335 & S. Coulter St.)  
DEVELOPER: Charlie Hamilton  
SURVEYOR: David Miller
- ITEM 23: P-12-52 Bownds Industrial Park Unit No. 1, a suburban subdivision to the City of Amarillo, being an unplatted tract of land out of Section 181, Block 2, AB&M Survey, Randall County, Texas. (8.11 acres)(Vicinity: Georgia St. & Sundown Ln.)  
DEVELOPER: David Bownds  
SURVEYOR: Heather Lemons
- ITEM 24: P-13-72 Park Hills Unit No. 2, an addition to the City of Amarillo, being an unplatted tract of land in Section 168, Block 2, AB&M Survey, Potter County, Texas. (0.36 acres)(Vicinity: NE 24<sup>th</sup> Ave. & U.S. Highway 287/Dumas Rd.)  
DEVELOPER(S): Manuel Mendoza  
SURVEYOR: Kevin Brown
- ITEM 25: P-14-25 Arrowhead Addition Unit No. 8, a suburban subdivision to the City of Amarillo, being a replat of the remaining portion of Arrowhead Addition Unit No. 1 and a replat of Lots 8 and 9, Block 6, Arrowhead Addition Unit No. 3, all in Section 149, Block 2, AB&M Survey, Randall County, Texas. (11.60 acres)(Vicinity: Southridge Dr. & Osage St.)  
DEVELOPER(S): Robert Ham  
SURVEYOR: Robert Keys
- ITEM 26: P-14-28 Silverpointe Addition Conceptual Development Plan, a suburban subdivision to the City of Amarillo, being an unplatted tract of land in Section 120, Block 2, AB&M Survey, Randall County, Texas. (63.19 acres)(Vicinity: Grand St. and SE 46th Ave.)  
DEVELOPER(S): Murali Veeramachaneni  
SURVEYOR: H.O. Hartfield
- ITEM 27: P-14-41 Skyline Terrace Unit No. 12, an addition to the City of Amarillo, being a replat of Lot 20, Block 6, Skyline Terrace Unit No. 11 and a portion of an existing 20' alley as dedicated by Skyline Terrace Unit No. 2, all in Section 135, Block 2, AB&M Survey, Potter County, Texas. (26.27 acres)(Vicinity: NE 24<sup>th</sup> Ave. & Manhattan St.)  
DEVELOPER(S): Les Hoyt  
SURVEYOR: Kevin Brown
- ITEM 28: P-14-72 The Colonies Unit No. 59, an addition to the City of Amarillo being a replat of all of Lot 3, Block 1, The Colonies Unit No. 34 plus an unplatted tract of land out of Section 40, Block 9, BS&F Survey, Randall County, Texas. (8.60 acres)(Vicinity: Hillside Rd. & Montserrat Dr.)  
DEVELOPER(S): Steve Dalrymple  
SURVEYOR: K.C. Brown
- ITEM 29: 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
- ITEM 30: P-14-91 Coulter Acres Unit No. 16, a suburban subdivision to the City of Amarillo, being an unplatted tract of land in Section 38, Block 9, BS&F Survey, Randall County, Texas. (4.40 acres)(Vicinity: Soncy Rd/Loop 335 & SW 81st Ave.)  
DEVELOPER(S): Artur Budynski  
SURVEYOR: Daryl Furman
- ITEM 31: P-14-96 Lonesome Dove Estates Unit No. 7, a suburban subdivision to the City of Amarillo being an unplatted tract of land in Section 111, Block 2, AB&M Survey, Randall County, Texas. (44.29 acres)(Vicinity: Joshua Deets Trl. & Cpt Woodrowcall Trl.)  
DEVELOPER(S): James Stansel  
SURVEYOR: Daryl Furman
- ITEM 32: P-15-07 Canode-Com Park Unit No. 45, an addition to the City of Amarillo, being a replat of a portion of Lot 9-C, Block 4, Canode-Com Park Unit No. 29, in Section 42, Block 9, BS&F Survey, Potter County, Texas. (1.50 acres)(Vicinity: Cinema Dr & I-40 W.)  
DEVELOPER(S): Sterling Hillman  
SURVEYOR: David Miller

- ITEM 33: P-15-09 Ridgeview Medical Center Unit No. 23, an addition to the City of Amarillo, being an unplatted tract of land in Section 43, Block 9, BS&F Survey, Potter County, Texas. (2.35 acres)(Vicinity: Coulter St. & Outlook Dr.)  
DEVELOPER(S): Greg Mitchell  
SURVEYOR: Richard Johnson
- ITEM 34: P-15-10 Reed's Unit No. 1, an addition to the City of Amarillo, being a replat of a portion of Block 15 of Sanborn's Addition in Section 137, Block 2, AB&M Survey, Potter County, Texas. (4.13 acres) (Vicinity: SE 3rd Ave. & Grand St.)  
DEVELOPER(S): Chris Reed  
SURVEYOR: David Miller
- ITEM 35: P-15-21 Plemons Addition Unit No. 17, an addition to the City of Amarillo, being a replat of all of Block 110, Plemons Addition, in Section 170, Block 2, AB&M Survey, Potter County, Texas. (2.07 acres) (Vicinity: SE 7th Ave. & Buchanan St.)  
DEVELOPER(S): Justin Wilde  
SURVEYOR: Richard Johnson
- ITEM 36: P-15-22 Hillside Terrace Estates Unit No. 24, an addition to the City of Amarillo, being an unplatted tract of land situated in Section 64, Block 9, BS&F Survey, Randall County, Texas. (4.22 acres) (Vicinity: Saxon Way & Digby Ln.)  
DEVELOPER(S): Perry Williams  
SURVEYOR: Daryl Furman
- ITEM 37: P-15-32 Hamilton & Hamilton Addition Unit No. 1, a suburban subdivision being an addition to the City of Amarillo, in Section 35, Block 9, BS&F Survey, Randall County, Texas. (1.99 acres)(Vicinity: Raymond Rd. and McCormick Rd.)  
DEVELOPER(S): Davy Hamilton  
SURVEYOR: M.K. McEntire
- ITEM 38: P-15-34 The Vineyards Unit No. 4, an addition to the City of Amarillo, being an unplatted tract of land in Section 191, Block 2, AB&M Survey, Potter County, Texas.(5.68 acres)(Vicinity: Temecula Creek Blvd. & Cabernet Way)  
DEVELOPER(S): Thomas Nielsen  
SURVEYOR: Richard Johnson
- ITEM 39: P-15-38 Tull Addition Unit No. 2, an Addition to the City of Amarillo, being an unplatted tract of land in Section 91, Block 2, AB&M Survey, Potter County, Texas (4.25 acres)(Vicinity: Big Texan Rd. and SE 3<sup>rd</sup> Ave.)  
DEVELOPER(S): Jesus Valero  
SURVEYOR: Ken McEntire
- ITEM 40: 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.
- ITEM 41: Discuss Items for Future Agendas

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Kelley Shaw, Secretary  
Planning & Zoning Commission