



City of Sachse, Texas
Planning & Zoning Commission
Minutes of the Regular Meeting
Monday, September 24, 2018

Members Present:

David Hock – Chairman
Chance Lindsey
Travis Mondok
Jeanie Marten
Scott Ohman

Members Absent:

Wendy Stewart, Vice – Chairman

Staff Present:

Lata Krishnarao –Interim- Development Services Director
Charlotte Youngblood - Development Services Coordinator

Others Present:

Paul Watkins, City Council Liaison

6:30 PM Work Session

Staff provided the commission with a departmental update.

7:00 PM Regular Meeting

Chairman Hock opened the meeting of the Planning & Zoning Commission at 7:00 p.m. and declared a quorum.

1. Invocation and Pledge of the Allegiance to the U.S. and Texas Flags.

Commissioner Mondok offered the invocation, and Commissioner Lyndsey led the pledges.

2. 18-4396 Consider approval of the minutes of the September 10, 2018 Planning & Zoning Commission meeting.

With a motion by Marten, and a second by Ohman, the Planning & Zoning Commission adopted the September 10, 2018 minutes unanimously.

3. 18-4395 Conduct a public hearing to consider and act on a request by Vergel F. Burress to rezone approximately 4.379 acres located at 3118 Pleasant Valley from R-1 (Residential 1) to PGBT District (turnpike Mixed Use – TMU and Turnpike Transition –TT).

Staff presented the case as outlined in the staff report. Chairperson Hock opened the public hearing at 7:23 pm. Jann Trice, 3021 Pleasant Valley Road, spoke in opposition to the zoning. She said she has watched many changes on Pleasant Valley Road over the last 30 years. She was hoping that property would remain open space or a greenbelt. She is opposed to 40-foot tall buildings or apartments in the area. She asked about location of roads, types of uses, and possibly limiting building height. She also requested the buffer size be increased.

Fernando Gutierrez, applicant representative, stated the applicant was unable to attend the previous meeting due to health issues when the boundaries were decided and is requested to be included in the district. Vergel Burress, 3118 Pleasant Valley Rd., has lived at the property since 1984, has had health issues and family with health issues, and is no longer able to care for the property. He stated that he has

1,000 feet frontage along Pleasant Valley Rd. and only 100 feet of it is across from Jann Trice's property. He said he was not sure what he would do with the property until he gets the zoning approved. He explained that during the rezoning process he was not able to attend meetings because of ill relatives.

With a motion by Marten, and a second by Ohman, the public hearing was closed at 7:33 pm with all voting in favor. Staff addressed the questions from residents and the commission.

After discussion, Marten made a motion to approve the zoning request as presented, Ohman seconded the motion, and the motion passed 6-0 with all voting in favor.

4. Discussion of future agenda items, update on Council actions, training topics and requests for new business considerations.

Staff updated the commission that there were no pending cases.

Adjourn: With a motion by Marten, the meeting adjourned a 7:38 pm.


Chairperson


Secretary