

**CITY OF MIDLAND, TEXAS
PLANNING AND ZONING COMMISSION
MINUTES
July 21, 2025
Council Chambers – City Hall**



The Planning and Zoning Commission convened in regular session in the Council Chamber, City Hall, 300 N. Loraine, Midland, Texas, at 3:30 pm, July 21, 2025.

Commissioners present: Lucy Sisniega, J. Brian Martin, Abraham Bejil, Brandon Ofield, Dara Richardson

Commissioners absent: Brennan Berry, Joshua Garza, Aaron Hunter, Joshua Sparks

Staff members present: Landon Ochoa, Alexis M. Martinez, Beatriz Quezada, Madelim Jaquez, Britton Murry Lori Elliott, Angelina Bettanini

OPENING ITEMS

1. Pledge of Allegiance

PUBLIC COMMENT

Receive comments from members of the public who desire to address the Planning and Zoning Commission regarding items on the present agenda for which public hearings will not be held. (Please limit comments to three minutes or less.)

CONSENT ITEMS

2. Motion approving the Planning and Zoning meeting minutes from July 7, 2025.
3. Motion approving a Final Plat of Lone Star Business Park, Section 5, being a replat of Lot 1, Block 1, Lone Star Business Park, Section 1, and Lot 2, Block 1, Lone Star Business Park, Section 2, City and County of Midland, Texas. (Generally located at the southeast corner of the intersection of North State Highway 349 and Maverick Lane.) **(DISTRICT 1) (DEVELOPMENT SERVICES)**
4. Motion approving a Final Plat of Garrett Place Addition, Section 8, being a replat of Lots 1 through 6, Block G, Garret Place Addition, City and County of Midland, Texas. (Generally located at the southwest corner of the intersection of Elizabeth Avenue and South Clark Street.) **(DISTRICT 2) (DEVELOPMENT SERVICES)**

Brandon Ofield moved to approve; seconded by J. Brian Martin.

The motion passed by the following vote:

AYE: Sisniega, Martin, Bejil, Ofield, Richardson

NAY: None

ABSTAIN: None

ABSENT: Berry, Garza, Hunter, Sparks

PUBLIC HEARINGS

The Planning and Zoning Commission will hold public hearings on the following items:

5. Hold a public hearing and consider a request by Magrym Consulting, on behalf of Lori Hahn Sherman, for a Zone Change from PD, Planned Development District for a Housing Development, to LR, Local Retail District, on Lot 1, less the south 20 feet thereof, Block 104A, Wilshire Park Addition, Section 9, City and County of Midland, Texas. (Generally located at the southeast corner of the intersection of Beal Parkway and Thomason Drive.) **(DISTRICT 4) (DEVELOPMENT SERVICES)**

Planner Beatriz Quezada presented this item.

The public hearing was open at 3:34 pm.

No one wished to speak on this item.

The public hearing closed at 3:35 pm.

J. Brian Martin moved to approve this request; seconded by Dara Richardson.

The motion passed by the following vote:

AYE: Sisniega, Martin, Bejil, Ofield, Richardson

NAY: None

ABSTAIN: None

ABSENT: Berry, Garza, Hunter, Sparks

6. Hold a public hearing and consider a request by Tyler Pace Snelson for a Specific Use Designation with Term for the sale of all Alcoholic Beverages for on-premises consumption, in a Retail Store and Shop on Lot 14, Block 22, West End Addition, Section 20, City and County of Midland, Texas. (Generally located at the northeast corner of the intersection of West Texas Avenue and North I Street.) **(DISTRICT 3) (DEVELOPMENT SERVICES)**

Associate Planner Alexis Martinez presented this item.

The public hearing was opened at 3:41 pm.

Tyler Snelson clarified it is not a bar more of an office.

The public hearing was closed at 3:45 pm.

Lucy Sisniega moved to approve this request; seconded by Brandon Ofield.

The motion passed by the following vote:

AYE: Sisniega, Martin, Bejil, Ofield, Richardson

NAY: None

ABSTAIN: None

ABSENT: Berry, Garza, Hunter, Sparks

7. Motion approving, with staff's recommended conditions, a Preliminary Plat of The Bedford Place, Section 3, being a replat of the west 70 feet of Lot 4, and all of Lots 5 and 6, Block 4, The Bedford Place, City and County of Midland, Texas. (Generally located at the southeast corner of the intersection of Princeton Avenue and North G Street). **(DISTRICT 3) (DEVELOPMENT SERVICES)**

Planner Lori Elliott presented this item.

The public hearing was opened at 3:48 pm.

No one wishing to speak on this item.

The public hearing was closed at 3:48 pm.

J. Brian Martin moved to approve this request; seconded by Lucy Sisniega.

The motion passed by the following vote:

AYE: Sisniega, Martin, Bejil, Ofield, Richardson

NAY: None

ABSTAIN: None

ABSENT: Berry, Garza, Hunter, Sparks

8. Hold a public hearing and consider a request by Obsidian Realty for a Zone Change from C, Commercial District, to SF-3, Single-Family Dwelling District, on Lot 12, Block 9, Greenwood Addition, Section 2, City and County of Midland, Texas. (Generally located at the southeast corner of the intersection of South Stonewall Street and East Indiana Avenue). **(DISTRICT 2) (DEVELOPMENT SERVICES)**

Planner Lori Elliott presented this item.

The public hearing was opened at 3:51 pm.

No one was wishing to speak on this item.

The public hearing was closed at 3:51 pm.

Brandon Ofield moved to approve this request; seconded by J. Brian Martin.

The motion passed by the following vote:

AYE: Sisniega, Martin, Bejil, Ofield, Richardson

NAY: None

ABSTAIN: None

ABSENT: Berry, Garza, Hunter, Sparks

MISCELLANEOUS

With no further items or business to come before the Commission, Chairwoman Sisniega adjourned the meeting at 3:52 pm


Abraham Bejil, Chair
Joshua Sparks, V-Chair

8/4/25
Date


Landon J. Ochoa, Planning Division Manager
Department of Development Services

7/30/25
Date