

**CITY OF MIDLAND, TEXAS
PLANNING AND ZONING COMMISSION
MINUTES**

September 18, 2023

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 3:32pm, September 18, 2023.

Commissioners present: Lucy Sisniega, Emily Holeva, Adrian Carrasco, Abraham Bejil, Steven Villela

Commissioners absent: Dianne Williams, Zachary Deck, Sallie Vega

Staff members present: Landon Ochoa, Rolandrea Russell, Jeffrey S. Fisher, Alexis M. Martinez, Daniel Humbert

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 & Zoning meeting minutes for September 5, 2023.

Steven Villela moved to approve; seconded by Adrian Carrasco.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

3. Motion approving a Final Plat of Latell Addition, being a Plat of a 7.49 Acres in Section 22, Block 39, T-2-S, T&P, R.R. Co. Survey, Midland County, Texas (Generally located south side of West County Road 130, approximately 575 feet west of South County Road 1195) (DISTRICT: NONE) (DEVELOPMENT SERVICES)

Steven Villela moved to approve this request; seconded by Adrian Carrasco.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

4. Motion approving a Final Plat of Whataco Addition, Section 2, being a Replat of Lot 2, Block 1, Whataco Addition, City and County of Midland, Texas (Generally located on the southeast corner of South Fairgrounds Road and State Highway 158) (DISTRICT 2) (DEVELOPMENT SERVICES)

Steven Villela moved to approve this request; seconded by Adrian Carrasco.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

5. Motion approving a Final Plat of Cooney Addition, being a Plat of a 4.23-acre tract of land out of the northeast quarter of Section 22, Block 39, T-2-S, T. & P. R.R. Co. Survey, County of Midland, Texas (Generally located on the west side of South State Highway 349, approximately 635-feet south of West County Road 130) (DISTRICT: NONE) (DEVELOPMENT SERVICES)

Item was pulled from agenda by applicant.

6. Motion approving a request for a 30-Day Extension request for a Final Plat of Southwest Crossing, Section 20, being a Plat of a 60.008-acre tract of land out of Section 14, Block 40, T-2-S, T & P. R.R. Co. Survey, County of Midland, Texas (Generally located 500-feet west of the intersection of South County Road 1239 and West County Road 122) (DISTRICT: NONE) (DEVELOPMENT SERVICES)

Adrian Carrasco moved to approve this request; seconded by Abraham Bejil.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

7. Motion approving a request for a 30-Day Extension request for a Final Plat of Southwest Crossing, Section 21, being a Plat of an 10.535-acre tract of land out of Section 13, Block 40, T-2-S, T & P. R.R. Co. Survey, Midland County, Texas. (Generally located on the intersection of South County Road 1235 and West County Road 122) (DISTRICT: NONE) (DEVELOPMENT SERVICES)

Adrian Carrasco moved to approve this request; seconded by Abraham Bejil.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

PUBLIC HEARINGS

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

8. Consider a request by Permian Basin Behavioral Health Center for an Institution for the Care of Alcoholic, Psychiatric, or Narcotic Patients, on a 54.008-acre tract of land located in Section 42, Block 40, T-1-S, T&P RR. CO Survey, Midland County, Texas (Generally located approximately 1,550-feet south of State Highway 191 and approximately 1,725-feet east of North Farm-To-Market 1788) (DISTRICT: NONE) (DEVELOPMENT SERVICES)

Commissioner Bejil left the dais.

The public meeting was opened at 3:45pm.

With no one wishing to speak.

The public meeting was closed at 3:46pm.

Steven Villela moved to approve this request; seconded by Emily Holeva.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Villela

NAY: None

ABSTAIN: Bejil

ABSENT: Williams, Deck, Vega

MISCELLANEOUS

9. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of Tahoe Lakes Addition, Section 5, being a Plat of a 4.29-acre tract of land located in Section 1, Block 39, T-2-S, T&P Co. Survey, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of South Lamesa Road and Albert Avenue) (DISTRICT 2) (DEVELOPMENT SERVICES)

Commissioner Bejil returned to the dais.

Adrian Carrasco moved to approve this request; seconded by Abraham Bejil.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

10. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of Carrollwood Addition, Section 2, being a 31.58-tract of land out of Section 24, Block 40, T-2-S T&P RR Co. Survey, Midland County, Texas (Generally located on the east side of Antelope Trail, approximately 2,790-feet north of West Country Road 140 (DISTRICT: NONE) (DEVELOPMENT SERVICES)

Steven Villela moved to approve this request; seconded by Emily Holeva.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

11. Motion approving with staff's recommended conditions, a proposed Preliminary Plat Redneck Retreat, Section 4, being a 10-acre tract out of the southwest quarter of Section 15, Block 38, T-2-S, T & P, RR Co. Survey, Midland County, Texas. Redneck Retreat, Section 4, being a 10-acre tract out of the southwest quarter of Section 15, Block 38, T-2-S, T & P, RR Co. Survey, Midland County, Texas.) (Generally located on the north side of East County Road 140, approximately 2,600-feet east of Farm-To-Market Road 715. (DISTRICT: NONE) (DEVELOPMENT SERVICES)

Abraham Bejil moved to approve this request; seconded by Adrian Carrasco.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

12. Motion approving with staff's recommended conditions, a Preliminary Plat of Claydesta Plaza North, Section 6, being a Replat of the remainder of Lot 1, Block 14, Claydesta Plaza, Section Two, Lot 2B, Block 14, Claydesta Plaza, Section 14, and a 47.44-acre tract of land, located in Section 14, Block 39, T-1-S, T&P RY CO Survey, City and County of Midland, Texas. (Generally located west of North Big Spring Street, approximately 300-feet north of Veterans Airpark Lane) (DISTRICT 3) (DEVELOPMENT SERVICES)

Adrian Carrasco moved to approve this request; seconded by Steven Villela.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

13. Motion approving with staff's recommended conditions, a Preliminary Plat of Permian Basin Health Center, Section 1, being a 50.31-acre tract of land, located in Section 42,

Block 40, T-1-S, T&P RR CO Survey, County of Midland, Texas (Generally located approximately 1,550-feet south of State Highway 191, and approximately 1,725-feet east of North Farm-to-Market Road 1788) (DISTRICT: NONE) (DEVELOPMENT SERVICES)

Commissioner Bejil left the dais.

Steven Villela moved to approve this request; seconded by Emily Holeva.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Villela

NAY: None

ABSTAIN: Bejil

ABSENT: Williams, Deck, Vega

14. Motion approving with staff's recommended conditions, a Preliminary Plat of East Midland Addition, Section 22, being a Residential Replat of Lot 1-6, Block 9, East Midland Addition, a 0.03-acre portion of adjacent North Madison Street right-of-way, and a 0.03-acre portion of adjacent North Carver Street right-of-way, City and County of Midland, Texas. (Generally located at the southeast corner of North Madison Street and Garden Lane) (DISTRICT 2) (DEVELOPMENT SERVICES)

Commissioner Bejil returned to the dais.

Adrian Carrasco moved to approve this request; seconded by Emily Holeva.

The motion passed by the following vote:

AYE: Sisniega, Holeva, Carrasco, Bejil, Villela

NAY: None

ABSTAIN: None

ABSENT: Dillow, Williams, Deck, Vega

With no further items or business to come before the Commission, Chair Sisniega adjourned the meeting at 4:00pm



Lucy Sisniega, Chair

10-2-23

Date



Jeffrey S. Fisher, Planning Division Manager
Department of Development Services

10-2-23

Date