

**CITY OF MIDLAND, TEXAS
PLANNING & ZONING COMMISSION MINUTES
March 20, 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 3:30 p.m., March 20, 2023.

Commissioners present: Lucy Sisniega, Dianne Williams, Zachary Deck, Emily Holeva, Adrian Carrasco, Abraham Bejil

Commissioners absent: Stacy Grosse

Staff members present: Charles Harrington, Elizabeth Shaughnessy, Jeff Fisher, Landon Ochoa, Kelly Martinez, James Reber, Jeffrey S. Fisher

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.)

Commissioner Sisniega opened the public comment period at 3:31 p.m. With no one wishing to speak, the public comment period was closed at 3:32 p.m.

CONSENT ITEMS

Commissioner Carrasco moved to approve the Consent 3-4 with; seconded by Commissioner Williams.

The motion passed by the following vote: 6 to 0

AYE: Williams, Sisniega, Deck, Holeva, Carrasco, Bejil

NAY: None

ABSTAIN: None

ABSENT: Grosse, Dillow, Vega

2. Motion approving the Planning & Zoning meeting minutes for March 6, 2023.

Item # 2 Pulled and Voted on Separately

Commissioner Deck moved to approve Consent Item 2 with recommended corrections; seconded by Commissioner Bejil

The motion passed by the following vote: 6 to 0

AYE: Sisniega, Williams, Deck, Holeva, Carrasco, Bejil

NAY: None

ABSTAIN: None

ABSENT: Grosse

3. Motion approving a Final Plat of West Fork Addition, being a 7.58-acre tract of land, situated in Section 35, Block 40, T-1-S, T&P RR Co. Survey, City of Midland, Midland County, Texas (Generally located on the northwest corner of the intersection of West State Highway 158 and State Highway 191. – Council District 1)
4. Motion approving the reinstatement of a Final Plat of Crestgate Addition, Section 51, being a replat of Lot 1A, Block 19, Crestgate Addition, Section 50, City and County of Midland, Texas. (Generally located on the north side of West Loop 250 North, approximately 480-feet west of North Midkiff Road. - Council District 1)

PUBLIC HEARINGS

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

5. Consider a request by Allen Perez for a Zone Change from PD, Planned Development District for a Shopping Center to an amended PD, Planned Development District for a Shopping Center, on Lot 1B, Block 33, Northgate Addition, Section 24, City and County of Midland, Texas. (Generally located on the southwest corner of North Midland Drive and Briarwood Avenue. - Council District 1)

Senior Planner Jeff Fisher gave an overview of the project. With no letters of objection received, staff recommended approval.

The public hearing was opened at 3:39 p.m.

The applicant was present but deferred to staff.

The public hearing was closed at 3:40 p.m.

Commissioner Williams moved to approve this request; seconded by Commissioner Holeva.

The motion passed by the following vote: 6 to 0

AYE: Sisniega, Williams, Deck, Holeva, Carrasco, Bejil

NAY: None

ABSTAIN: None

ABSENT: Grosse

6. Consider a request by Alejandro Dominguez for a Zone Change from PD, Planned Development District for an Office Center to PD, Planned Development District for a Shopping Center, on Lot 2, Block 1, W. P. Knight Addition, Section 2, City and County of Midland, Texas. (Generally located on the northwest corner of South Powell Street and West Wall Street. - Council District 2)

Senior Planner Jeff Fisher gave an overview of the project. With no letter of objection received, staff recommended approval.

The public hearing was opened at 3:42 p.m.

The applicant was present but deferred to staff.

The public hearing was closed at 3:43 p.m.

Commissioner Carrasco moved to approve this request; seconded by Commissioner Bejil.

The motion passed by the following vote: 6 to 0

AYE: Sisniega, Williams, Deck, Holeva, Carrasco, Bejil

NAY: None

ABSTAIN: None

ABSENT: Grosse

7. Consider a request by Roger Wells for a Specific Use Designation without Term for Automobile or Other Motorized Vehicle Sales and Service, on Lot 4, Block 2, Country Villa Estates, Section 7, City and County of Midland, Texas (Generally located on the northeast corner of West Wall Street and Brinson Lane. - Council District 2)

Senior Planner Jeff Fisher gave an overview of the project. With no letters of objection received, staff recommended approval.

The public hearing was opened at 3:44 p.m.

The applicant was not present

The public hearing was closed at 3:45 p.m.

Commissioner Deck moved to approve this request; seconded by Commissioner Bejil.

The motion passed by the following vote: 6 to 0

AYE: Sisniega, Williams, Deck, Holeva, Carrasco, Bejil

NAY: None

ABSTAIN: None

ABSENT: Grosse

MISCELLANEOUS

8. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of Dunham Acres, Section 2, being a plat of a 4.97-acre tract of land out of Section 18, Block 40, T-2-S, T&P, RR, Co. Survey, Midland County, Texas. (Generally located on the southeast corner of the intersection of West County Road 122 and South County Road 1290. - Extraterritorial Jurisdiction)

Commissioner Carrasco moved to approve this request; seconded by Commissioner Bejil.

The motion passed by the following vote: 6 to 0

AYE: Sisniega, Williams, Deck, Holeva, Carrasco, Bejil

NAY: None

ABSTAIN: None

ABSENT: Grosse

9. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of West 191 Industrial Park, Section 10, being a replat of Lot 1 and 2, Block 3, West 191 Industrial Park, Section 6, City and County of Midland, Texas. (Generally located on the north side of State Highway 191, approximately 2,150 feet east of Farm to Market 1788. - Council District 4)

Commissioner Williams moved to approve this request; seconded by Commissioner Holeva.

The motion passed by the following vote: 6 to 0

AYE: Sisniega, Williams, Deck, Holeva, Carrasco, Bejil

NAY: None

ABSTAIN: None

ABSENT: Grosse

10. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of Ortloff Addition, Section 8, being a plat of a 12.095-acre tract of land out of Lot 1, Block 1, Ortloff Addition, Section 2, City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of Douglas Avenue and Woodcrest Drive. - Council District 3)

Commissioner Carrasco moved to approve this request; seconded by Commissioner Deck.

The motion passed by the following vote: 6 to 0

AYE: Sisniega, Williams, Deck, Holeva, Carrasco, Bejil

NAY: None

ABSTAIN: None

ABSENT: Grosse

With no further items or business to come before the Commission, Chair Sisniega adjourned the meeting at 3:51 p.m.


Lucy Sisniega, Chair

4-3-23
Date


Elizabeth Shaughnessy, Planning Division Manager
Department of Development Services

4-3-23
Date