

**PLANNING AND ZONING
MINUTES
November 07, 2016
3:30 p.m.**

The Planning and Zoning Commission convened in regular session in the Midland City Hall Council Chamber, 300 North Loraine, Midland, Texas, on, January 19, 2016.

Commissioners present: Jane Wolf, Chase Gardaphe, Josh Sparks, Warren Ivey, Reggie Lawrence, Jay Norris and Brad Bullock.

Commissioners absent: None.

Staff members present: Development Services Director Chuck Harrington, Planning Division Manager Jessica Carpenter, Senior Planner Kevin Crosby, Senior Planner Cristina Odenborg, Planner Ted Helm, Planner Kierra Williams, Planner Geoff Solomonson, and Account Clerk Diana Rodriguez.

Chairwoman Wolf called the meeting to order at ____ p.m.

Opening Item

1. Pledge of Allegiance

Consent Items

item #4 approved depending on deferral from engineer from cc tomorrow 11/8/16

2. Approved a motion approving the following minutes:

Commissioner Sparks Moved to approve Consent Agenda items 2 - 5 excluding ; seconded by Commissioner Wilton, Kevin.

The motion carried by the following vote: AYE: Ivey, Sparks, Norris, Gardaphe, Lawrence, Bullock, Wilton, Kevin. NAY: None. ABSTAIN: None. ABSENT: Wolf, Williams, Dianne, Gammage, Terry.

- a. Minutes for the October 17, 2016 meeting.
3. Consider a proposed Final Plat of Vista Del Cielo Addition, being a 77.56-acre tract of land out of the south half of the Northeast Quarter of Section 9, Block X, H.P. Hillard Survey, City and County of Midland, Texas. (Generally Located southwest of the intersection of N. Garfield Street and Passage Way - Council District 1)
4. Consider a proposed Final Plat of Lone Star Trails, Section 7, being a 15.61-acre tract of land out of section 12, Block 39, T-1-S, T&P RR Co. Survey, City and County of

Midland, Texas. (Generally located southeast of the intersection of Lone Star Lane and Brand Lane. - Council District 1)

Geoff Solomonson gave an overview of deferral

Commissioner Norris moved to approve Consent Agenda items 4 excluding ; seconded by Commissioner .

5. Consider a proposed Preliminary Plat of the Way, being a 0.68-acre tract of land out of Section 29, Block 38, T-1-S, T&P RR Co. Survey, Midland County, Texas. (Generally located on the east side of Todd Drive, approximately 1800-feet south of E. Loop 250 North. - ETJ, Extraterritorial Jurisdiction)

Public Hearings

6. Hold a public hearing and consider a request by Opal's Table, LLC for a Specific Use Permit with Term for the sale of all alcoholic beverages, for on-premises consumption, in a restaurant, on a 1,513-square foot portion of the west 24.25 feet of Lot 9 and all of Lots 10 through 12, Block 65, Original Town Addition, City and County of Midland, Texas. (Generally located southeast of the intersection of N. Colorado Street and W. Wall Street. - Council District 2)

Motion 2,3 and 5

Item #4 with conditions from approval of cc

Planner Cristina gave an overview of the project. Stated the square feet has changed.

Commissioner Norris inquired about the hrs of operation for canun gril

Sparks inquired about double tree hrs

bullock inquired about the lobby area

Bullock inquired about cancun being able to also sell in the lobby as well

PDM stated cancun would have to come in to modify the SUP

Leonard Hight 1607 W Michigan

gardaphe inquired

Bullock inquired about hrs

Leonard stated he doesnt proceed being open until 2am

sparks

gardaphe

leonrad clarified hrs

sparks inquired if on special occasions if they would be open

idea for lobby is for over flow(leonrad)

sparks

Wilton property owner

Lawrence inquired about tabc

phc 350

wilton inquired about approval of being opened until 2am

cristina stated that is correct

PDM stated a correction for hrs of operation

gardaphe stated they can be altered

sparks

wilton clarification on what could be done or not done

bullock inquired about building owner

PDM stated not required

sparks inquired about moving the item to next meeting

gardaphe inquired if it could be approved

Lawrence inquired to leonard

leonard inquired if modification was made if sup could be approved

PDM stated if that is what would like to be done then a affidavit

sparks stated best to limit hrs and special events, double tree hrs are during special occasions

Gardaphe personal experience

cristina stated those were included in the

Commissioner Sparks Moved to defer a request by Opal's Table, LLC for a Specific Use Permit with Term for the sale of all alcoholic beverages, for on-premises consumption, in a restaurant, to the November 21, 2016 meeting requesting approval letter from building owner and additional information from staff, on a 1,513-square foot portion of the west 24.25 feet of Lot 9 and all of Lots 10 through 12, Block 65, Original Town Addition, City

and County of Midland, Texas. (Generally located southeast of the intersection of N. Colorado Street and W. Wall Street. - Council District 2) ; seconded by Commissioner Norris.

The motion carried by the following vote: AYE: Ivey, Sparks, Norris, Gardaphe, Lawrence, Bullock, Wilton, Kevin. NAY: None. ABSTAIN: None. ABSENT: Wolf, Williams, Dianne, Gammage, Terry.

Motion to deferement

7. Hold a public hearing and consider a request by 898 Restaurant Group LLC for a Specific Use Permit with Term for the sale of all alcoholic beverages, for on-premises consumption, in a restaurant, on a 2,124-square foot of Block 1, Re-plat of Block 1 and 2, Imperial Heights Addition, City and County of Midland, Texas. (Generally located on the south side of West Wadley Avenue, approximately 270 feet east of North Midkiff Road. - Council District 3)

Planner Jeremy McNeil gave an overview of the project.

Ray Blanchard clarified about all alcoholic beverages

PDM stated application states all alcoholic beverages

Blanchard stated due to tabc

Commissioner Bullock Moved to approve a request by 898 Restaurant Group LLC for a Specific Use Permit with Term for the sale of beer and wine condition, for on-premises consumption, in a restaurant, on a 2,124-square foot of Block 1, Re-plat of Block 1 and 2, Imperial Heights Addition, City and County of Midland, Texas. (Generally located on the south side of West Wadley Avenue, approximately 270 feet east of North Midkiff Road. - Council District 3); seconded by Commissioner Lawrence.

The motion carried by the following vote: AYE: Ivey, Sparks, Norris, Gardaphe, Lawrence, Bullock, Wilton, Kevin. NAY: None. ABSTAIN: None. ABSENT: Wolf, Williams, Dianne, Gammage, Terry.

Miscellaneous

With no further items or business to come before the Commission, Chairwoman Wolf adjourned the meeting at ____ p.m.

Jane Wolf, Chairwoman

Date

Jessica Carpenter, Secretary

Date