

**CITY OF MIDLAND, TEXAS
PLANNING AND ZONING COMMISSION MINUTES
October 3, 2022
Council Chambers – City Hall**



The Planning & Zoning Commissioner convened in regular session in the Council Chamber, City Hall, 300 N. Loraine, Midland, Texas, at 3:30 p.m., October 03, 2022.

Commissioners present: Lucy Sisniega, Stacy Grosse, Emily Holeva, Abraham Bejil, Emily Holeva

Commissioners absent: Dianne Williams, Zachary Deck, Adrian Carrasco

Staff members present: Elizabeth Shaughnessy, Landon Ochoa, James Reber, Alexandra Walling, Dalia Salinas

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 Holeva moved to approve the consent items 2-5; seconded by Commissioner Grosse.

The motion passed by the following vote: 5 to 0

AYE: Sisniega, Grosse, Holeva, Bejil, Dillow

NAY: None

ABSTAIN: None

ABSENT: Williams, Deck, Carrasco

2. Motion approving the Planning and Zoning Commission Meeting minutes for September 19, 2022.
3. Motion approving a Final Plat of Desert Scene Addition, being a plat of 11.480-acre tract of land out of Section 20, Block 39, T-2-S, T&P RR CO. Survey, Midland County, Texas. (Generally located on the south side of West County Road 140, approximately 460-feet west of South County Road 1210 - Extraterritorial Jurisdiction)
4. Motion approving a Final Plat of West Midland Addition, Section 2, being a 1.37-acre tract of land, being all or part of Lots 1, 2, 3, and 4, Block 4, West Midland Addition, an addition to the City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of N. "F" Street and W. Illinois Avenue – Council District 3)
5. Motion approving a Final Plat of Galindo Addition, Section 1 being a 7.532 -acres tract of land out of S.W/4 of Section 21, Block 39, T-2-S, T & P RR Co Survey, County of Midland, Texas. (Generally located on the northeast corner of the intersection of County Road 1210 and County Road 140 - Extraterritorial Jurisdiction)

PUBLIC HEARINGS

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

6. Motion to approve with staff's recommended conditions, a proposed plat of Mockingbird Ridge, being a residential plat of a 317.56-acre tract of land, situated in Section 18, Block 38, T-1-S, A-734, T&P RY. CO. Survey, City of Midland, Midland County, Texas. Generally located on the northeast corner of the intersection of North Fairgrounds and East Mockingbird Road. (Council District 1)

Planner James Reber gave an overview of the project. With no letters of objection received, staff recommended approval

The public hearing was opened at 3:37 p.m.

The applicant, Ronnie Wallace with Betenbough homes was present and available for questions.

The public hearing was closed at 3:38 p.m.

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

The motion passed by the following vote: 5 to 0

AYE: Sisniega, Grosse, Holeva, Bejil, Dillow

NAY: None

ABSTAIN: None

ABSENT: Williams, Deck, Carrasco

7. Consider a request by Zhanwei Deng, for a Specific Use Designation with Term for the Sale of all Alcoholic Beverages, for on premises consumption in a Restaurant on a 1,483 square foot portion of Lot 3G, Block 6, Scotsdale Addition, Section 19, City and County of Midland, Texas. Generally located on the south side of West Wadley, approximately 575 feet west of the intersection of West Wadley and North Midkiff - Council District 4)

Planner Landon Ochoa gave an overview of the project. With 1 letter of objection received, staff recommended approval.

Commissioner Sisniega asked the application was for an existing restaurant. Staff explained that it is the same building but a new business.

The public hearing was opened at 3:41 p.m.

The applicant was not present.

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

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

The motion passed by the following vote: 5 to 0

AYE: Sisniega, Grosse, Holeva, Bejil, Dillow

NAY: None

ABSTAIN: None

ABSENT: Williams, Deck, Carrasco

8. Consider a request by Erica Hernandez for a zone change from HI, Heavy Industrial District, to SF-3, Single-Family Dwelling District, on Lot 7, Block 50, East Midland Addition, City and County of Midland, Texas. (Generally located on the northeast side of the intersection of South Street and North Madison Street, approximately 930-feet east of North Lamesa Road - Council District 2)

Planner James Reber gave an overview of the project. With no letters of objection received, staff recommended approval

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

The applicant was present but deferred to staff.

The public hearing was closed at 3:46

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

The motion passed by the following vote: 5 to 0

AYE: Sisniega, Grosse, Holeva, Bejil, Dillow

NAY: None

ABSTAIN: None

ABSENT: Williams, Deck, Carrasco

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 S. Lamesa Road and Albert Avenue - Council District 2)

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

The motion passed by the following vote: 5 to 0
AYE: Sisniega, Grosse, Holeva, Bejil, Dillow
NAY: None
ABSTAIN: None
ABSENT: Williams, Deck, Carrasco

10. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of Lancer Addition, being a 35.51-acre tract out of Block 38, T-2-S, A. M. Cobb Preemption Survey, Midland County, Texas. (Generally located on the east side of F.M. 1213, approximately 2,225 feet north of East County Road 130 - Extraterritorial Jurisdiction)

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

The motion passed by the following vote: 5 to 0
AYE: Sisniega, Grosse, Holeva, Bejil, Dillow
NAY: None
ABSTAIN: None
ABSENT: Williams, Deck, Carrasco

11. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of Palermo Crest Addition, being a 0.36-acre tract of land and a 0.96-tract of land all out of Section 1, Block 39, T-2-S, T & P, RR Co. Survey, Midland County, Texas. (Generally located on the northeast corner on the intersection of South Lamesa Road and East Gist Avenue - Council District 2)

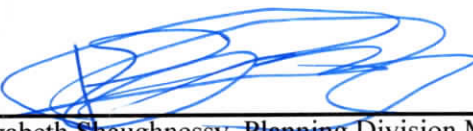
Commissioner Grosse moved to approve this request; seconded by Commissioner Holeva.

The motion passed by the following vote: 5 to 0
AYE: Sisniega, Grosse, Holeva, Bejil, Dillow
NAY: None
ABSTAIN: None
ABSENT: Williams, Deck, Carrasco

With no further items or business to come before the Commission, Chairman Sisniega adjourned the meeting at


Lucy Sisniega, Chairman

10-17-22
Date


Elizabeth Shaughnessy, Planning Division Manager
Department of Development Services

10/17/22
Date