

PLANNING AND ZONING MINUTES

September 3, 2019

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.

Commissioners present: Chase Gardaphe, Josh Sparks, Kevin Wilton, and Warren Ivey.

Alternate Commissioners present: Stacy Grosse.

Commissioners absent: Reggie Lawrence, Dianne Williams, and Karmen Bryant.

Staff members present: Development Services Director Chuck Harrington, Senior Planner Rolandrea Russell, Senior Planner Elizabeth Shaughnessy, Planner Taslima Khandaker, Planner Glenda Arroyo-Cruz, and Associate Planner Diana Rodriguez.

Chairman Sparks called the meeting to order at 3:30 p.m.

Opening Item

1. Pledge of Allegiance

Consent Items

Commissioner Gardaphe moved to approve the Consent Items; seconded by Commissioner Wilton.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

2. Approved a motion approving the following minutes:
 - a. Planning and Zoning Commission Meeting Minutes for August 19, 2019.
3. Approved a proposed Final Plat of Corporate Plaza, Section 23, being a replat of Corporate Plaza, Section 13, City and County of Midland, TX. (Generally located on the east side of Edwards St, approximately 156-feet north of Fiesta Ave. Council District 2)
4. Approved a proposed Preliminary Plat of Los Patios Addition, Section 6, being an 8.47-acre tract of land out of Section 25, Block 40, T-1-S, T&P RR. Co. Survey, City and County of Midland, Texas. (Generally located on the southwest corner of the intersection of Briarwood Avenue and Holiday Hill Road. Council District 4)
5. Approved a proposed Preliminary Plat of Permian Estates, Section 20, being a replat of Lot 1, Block 91, Permian Estates, Section 2, and a plat of a 10.806-acre tract of land out of Sections 5 and 6, Block 39, T-2-S, T&P RR Co. Survey, City and County of Midland, Texas. (Generally located on the east side of South Midland Drive, approximately 170-feet south of Anetta Drive. Council District 2)
6. Approved a proposed Preliminary Plat of Westridge Park Addition, Section 46, being a plat of 37.65-acre tract of land located in the Section 48, Block 40, T-1-S, T&P RR Co. Survey, City and County of Midland, Texas. (Generally located at the southeast corner of the intersection of Tradewinds Blvd Drive and Thomason Drive. Council District 4)
7. Approved a proposed Final Plat of Elmwood Addition, Section 6, being a Re-Plat of the North 0.278 Acres, West Holmsley Tract, Block 8, Elmwood Addition, City and County of Midland, Texas.

- '' (Generally located on the west side of N. Marienfield Street, approximately 25 feet north of W. Kansas Avenue. Council District 3)
8. Approved a proposed Final Plat of Midland (S349) DTP Addition, being a Plat of a 2.0 Acre Tract of Land out of the SE/4 of Section 22, Block 39, T-2-S, T&P. RR. Co. Survey, Midland County, Texas. (Generally located on the southwest corner of the intersection of W. County Road 138 and S. State Highway 349. Extraterritorial Jurisdiction).
 9. Approved a proposed Final Plat of Midland (1150) DTP Addition, being a Plat of a 2.33 Acre Tract of Land out of the NW/4 of Section 21, Block 38, T-1-S, T&P. RR. Co. Survey, Midland County, Texas. (Generally located on the east side of N. County Road 1150, approximately 982 feet south of E. County Road 50. Extraterritorial Jurisdiction).
 10. Approved a proposed Preliminary Plat of Lindsay Acres, Section 10, being a re-plat of Lot 17, re-plat of Tracts 5 and 6, Lindsay Acres, and Lot 19, Lindsay Acres, Section 9, City and County of Midland, Texas. (Generally located on northwest corner of the intersection of Marlin Avenue and Rankin Highway. Council District 2)
 11. Approved a proposed Preliminary Plat of Tall City Addition, Section 2, being a re-plat of Lot 1, Block 1, Tall City Addition, Midland County, Texas. (Generally located on the southeast side of South County Road 1161, approximately 353-feet south of East County Road 120. Extraterritorial Jurisdiction)
 12. Approved a proposed Final Plat of Moody Addition, Section 11, being a replat of Lots 7-10, Block 30, Moody Addition, City and County of Midland, Texas. (Generally located on the northeast corner of the intersection of East Missouri Avenue and South Carver Street. Council District 2)
 13. Approved a proposed Final Plat of Vista Del Sol, Section 2, being a re-plat of Lot 48, Block 0, Vista Del Sol, Midland County, Texas. (Generally located on the southeast corner of South County Road 1117 and East County Road 95, approximately 240-feet north of East County Road 96. Extraterritorial Jurisdiction)
 14. Approved a proposed Preliminary Plat of Ranler Addition, being a Plat of a 1.12 acre tract of land out of Section 32, Block 40, T-2-S, T&P. RR. Co. Survey, Midland County, Texas. (Generally located on the east side of South County Road 1276, approximately 426 feet north of West County Road 154. Extraterritorial Jurisdiction)

Public Hearings

15. Hold a public hearing and consider a proposed plat of Quail Ridge Addition, Section 6 being a residential replat of a 7.42-acre portion of Tract 25, Parker Acres and a 0.688-acre portion of Lot 1, Block 1, Quail Ridge Addition, City and County of Midland Texas. (Generally located on the south side of Quail Ridge Road, approximately 1,144-feet west of Chukar Lane. Council District 2).

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

The public hearing was opened at 3:35 p.m.

The applicant was not present.

The public hearing was closed at 3:35 p.m.

Commissioner Gardaphe moved to approve a proposed plat of Quail Ridge Addition, Section 6 being a residential replat of a 7.42-acre portion of Tract 25, Parker Acres and a 0.688-acre portion of Lot 1, Block 1, Quail Ridge Addition, City and County of Midland Texas. (Generally located on the south side of Quail Ridge Road, approximately 1,144-feet west of Chukar Lane. Council District 2); seconded by Commissioner Wilton.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

16. Hold a public hearing and consider a request by Steve Sanchez for a Zone Change from an AE, Agricultural Estate to a SF-1, Single-Family Dwelling District on Tract 14, North Estates, Sec. 1, City and County of Midland, Texas. (Generally located on the southwest corner of the intersection of Solomon LN and Hollyberry LN. Council District 1).

Planner Rolandrea Russell gave an overview of the project. With 25 letters of objection received, staff recommended approval.

Commissioner Ivey asked what the size is of the lots to be divided. Planner Rolandrea Russell explained that the minimum requirement is 9000 square feet.

Commissioner Wilton asked how many lots can they get. Planner Rolandrea Russell answered that with the minimum they can get 2.

Commissioner Ivey asked if there was an existing house on the property. Planner Rolandrea Russell explained that there is one existing home.

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

The applicant, Steve Sanchez, was present. He gave a summary of his project and was open for questions.

Commissioner Wilton asked how many acres the house would be left on. Mr. Sanchez explained it would have about 184 acres.

Resident Will Shire, 200 Carol Lane, asked what the requirement for an SF1. Rolandrea Russell explained what the minimum requirements are and what the applicant is proposing to do.

Commissioner Wilton asked if once the zone change is approved, the applicant could do anything they want to do. Director of Development Service Chuck Harrington explained that to make any changes they would still have to come back to planning and zoning.

Resident Paul Thorpe, 432 Carol Lane, spoke in opposition of the project. Before the meeting, he presented 25 letters of objects to the planning staff. He opposed the change due to the negative precedent it would set.

Resident Joe Gifford, 525 Solomon Lane, spoke in opposition to the project because he doesn't want the neighborhood zoning to change. Commissioner Sparks explained that the applicants request would only be changing the zoning on his property not the entire neighborhood.

Resident Joseph O'Neil, 5 Weeping Willow, spoke in opposition of the project due to the precedent it would set.

Resident Travis Smith, 406 Carol Lane, spoke in opposition to the project due to the increase of population in the area.

Resident Emily Gifford, 525 Solomon, spoke in opposition to the project due to the loss of privacy and the precedent it would set.

Resident Jeffery Partee, 519 Solomon Lane, spoke in opposition to the project also due to the precedent it would set.

The applicant, Steve Sanchez, addressed some of the issues that were brought up by the other residents. He explained that as a resident of the neighborhood, he does not intend to negatively affect the neighborhood.

The public hearing was closed at 3:59 p.m.

Commissioner Wilton stated that he agrees with the residents, and he thinks it will set a precedent.

Commissioner Sparks stated that he believes it will not set much of a precedent because literally right across the street it is done that way, and it also doesn't qualify as spot zoning.

Commissioner Sparks moved to approve a request by Steve Sanchez for a Zone Change from an AE, Agricultural Estate to a SF-1, Single-Family Dwelling District on Tract 14, North Estates, Sec. 1, City and County of Midland, Texas. (Generally located on the southwest corner of the intersection of Solomon LN and Hollyberry LN. Council District 1); seconded by Commissioner Gardaphe.

The motion failed by the following vote: AYE: Sparks and Ivey. NAY: Wilton, Gardaphe, and Grosse. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

17. Hold a public hearing and consider a request by Charles Nelson for a zone change from MF-16, Multiple Family-Dwelling District to an SF-3, Single Family-Dwelling District on Lot 10, Block 6, Crestlawn Addition, City and County of Midland, Texas. (Generally located on the west side of North Carrizo Street, approximately 318 feet south of West Nobles Avenue. Council District 3).

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

The public hearing was opened at 4:08 p.m.

The applicant was not present.

The public hearing was closed at 4:08 p.m.

Commissioner Sparks moved to approve a request by Charles Nelson for a zone change from MF-16, Multiple Family-Dwelling District to an SF-3, Single Family-Dwelling District on Lot 10, Block 6, Crestlawn Addition, City and County of Midland, Texas. (Generally located on the west side of North Carrizo Street, approximately 318 – feet south of West Nobles Avenue. Council District 3); seconded by Commissioner Grosse.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

18. Hold a public hearing and consider a proposed Preliminary Plat of Western Hills Section 14, being a

residential replat of Lot 6C, Block 20, and a previously vacated .375-acre portion of Pasadena Drive and alley Right-of-Way, adjacent to said lot, Western Hills, Section 13, City and County of Midland, Texas. (Generally located west of Pasadena Drive, approximately 383-feet west of S. Eisenhower Drive. Council District 4).

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

The public hearing was opened at 4:11 p.m.

The applicant was present and deferred to staff.

The public hearing was closed at 4:11 p.m.

Commissioner Wilton moved to approve a proposed Preliminary Plat of Western Hills Section 14, being a residential replat of Lot 6C, Block 20, and a previously vacated .375-acre portion of Pasadena Drive and alley Right-of-Way, adjacent to said lot, Western Hills, Section 13, City and County of Midland, Texas. (Generally located west of Pasadena Drive, approximately 383-feet west of S. Eisenhower Drive. Council District 4); seconded by Commissioner Gardaphe.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

19. Hold a public hearing and consider a request by Carrasco Homes LLC., for a zone change from LI, Light Industrial District, in part, and MH, Manufactured Housing District, in part, to SF-3, Single Family Dwelling District, on Lot 16, Block 121, and a previously vacated .03-acre portion of east/west alley right-of-way adjacent to said lot, Southern Addition, City and County of Midland, TX. (Generally located on the east side of S. Dallas St, approximately 141-feet south of E. Washington Ave. Council District 2).

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

The public hearing was opened at 4:15 p.m.

The applicant was not present.

The public hearing was closed at 4:15 p.m.

Commissioner Gardaphe moved to approve a request by Carrasco Homes LLC., for a zone change from LI, Light Industrial District, in part, and MH, Manufactured Housing District, in part, to SF-3, Single Family Dwelling District, on Lot 16, Block 121, and a previously vacated .03-acre portion of east/west alley right-of-way adjacent to said lot, Southern Addition, City and County of Midland, Texas. (Generally located on the east side of S. Dallas Street, approximately 141-feet south of E. Washington Ave. Council District 2); seconded by Commissioner Ivey.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

20. Hold a public hearing and consider a request by Carrasco Homes LLC., for a zone change from MF-22, Multiple Family Dwelling District, to SF-3, Single Family Dwelling District, on Lots 1 and 2, Block 7, Homestead Addition, Section 12, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of Mississippi Ave and N. Weatherford Street. Council District 2).

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

Director of Development Services Chuck Harrington explained the reason for presenting the multiple applications for zone changes.

The public hearing was opened at 4:18 p.m.

The applicant was not present.

The public hearing was closed at 4:19 p.m.

Commissioner Ivey moved to approve a request by Carrasco Homes LLC., for a zone change from MF-22, Multiple Family Dwelling District, to SF-3, Single Family Dwelling District, on Lots 1 and 2, Block 7, Homestead Addition, Section 12, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of Mississippi Ave and N. Weatherford Street. Council District 2); seconded by Commissioner Gardaphe.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

21. Hold a public hearing and consider a request by JC Chavez Construction, for a zone change from RR, Regional Retail District, to SF-3, Single Family Dwelling District, on the south 50 feet of Lot 1, Block 14, Original Town Addition, City and County of Midland, Texas. (Generally located on the west side of N. Mineola Street, approximately 144-feet south of E. Tennessee Ave. Council District 2).

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

The public hearing was opened at 4:20 p.m.

The applicant was not present.

The public hearing was closed at 4:21 p.m.

Commissioner Wilton moved to approve a request by JC Chavez Construction, for a zone change from RR, Regional Retail District, to SF-3, Single Family Dwelling District, on the south 50 feet of Lot 1, Block 14, Original Town Addition, City and County of Midland, Texas. (Generally located on the west side of N. Mineola Street, approximately 144-feet south of E. Tennessee Ave. Council District 2); seconded by Commissioner Ivey.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

22. Hold a public hearing and consider a request by JC Chavez Construction, for a zone change from MF-22, Multiple Family Dwelling District, to SF-3, Single Family Dwelling District, on Lot 14, Block 59, Park Avenue Heights, City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of S. Tyler Street and E. California Avenue. Council District 2).

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

The public hearing was opened at 4:23 p.m.

The applicant was not present.

The public hearing was closed at 4:23 p.m.

Commissioner Gardaphe moved to approve a request by JC Chavez Construction, for a zone change from MF-22, Multiple Family Dwelling District, to SF-3, Single Family Dwelling District, on Lot 14, Block 59, Park Avenue Heights, City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of S. Tyler Street and E. California Avenue. Council District 2); seconded by Commissioner Ivey.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

23. Hold a public hearing and consider a request by Vicente Carrasco, for a zone change from RR, Regional Retail District, to SF-3, Single Family Dwelling District, on the east 50-feet of Lots 19 through 24, Block 145, Southern Addition, City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of S. Weatherford Street and E. Pennsylvania Avenue. Council District 2).

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

The public hearing was opened at 4:25 p.m.

The applicant was not present.

The public hearing was closed at 4:25 p.m.

Commissioner Grosse moved to approve a request by Vicente Carrasco, for a zone change from RR, Regional Retail District, to SF-3, Single Family Dwelling District, on the east 50-feet of Lots 19 through 24, Block 145, Southern Addition, City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of S. Weatherford Street and E. Pennsylvania Avenue. Council District 2); seconded by Commissioner Ivey.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

24. Hold a public hearing and consider a proposed Preliminary Plat of Hill Crest Acres, Section 13, being a residential re-plat of the north 386.4-feet of the south half of Tract 18, Hill Crest Acres; Lot 1, Block 1, Hill Crest Acres, Section 2, Lot 1, Block 2, Hill Crest Acres, Section 3; and a 0.339-acre portion of previously vacated Bedford Right-of-Way, located in Section 30, Block 39, T-1-S, T&P RR. Co. Survey; City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of Cuthbert Avenue and Midland Drive. Council District 4).

Planner Glenda Arroyo-Cruz gave an overview of the project. With no letters of objection received, staff recommended approval.

The public hearing was opened at 4:27 p.m.

The applicant was not present.

Resident Richard Brantley asked to be provided more information on what the applicant was requesting. Planner Rolandrea Russell explained that the re-plat would change the lines within the lot to take it from 3 to 2 lots.

The public hearing was closed at 4:31 p.m.

Commissioner Ivey asked Mr. Brantley if he currently had access from Cuthbert and if he used it to exit his property. Mr. Brantley explained that he does have access but does not use it.

Commissioner Wilton moved to approve a proposed Preliminary Plat of Hill Crest Acres, Section 13, being a residential re-plat of the north 386.4-feet of the south half of Tract 18, Hill Crest Acres; Lot 1, Block 1, Hill Crest Acres, Section 2, Lot 1, Block 2, Hill Crest Acres, Section 3; and a 0.339-acre portion of previously vacated Bedford Right-of-Way, located in Section 30, Block 39, T-1-S, T&P RR. Co. Survey; City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of Cuthbert Avenue and Midland Drive. Council District 4); seconded by Commissioner Gardaphe.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

25. Hold a public hearing and consider a request by Cruz Marquez for a zone change from a MF-22, Multiple Dwelling District to SF-3, Single-Family Dwelling District on Lot 4, Block 21, Moody Addition, City of Midland, Texas. (Generally located on the west side of North Carver Street, approximately 111-feet north of Avenue. Council District 2).

Planner Glenda Arroyo-Cruz gave an overview of the project. With no letters of objection received, staff recommended approval.

The public hearing was opened at 4:34 p.m.

The applicant was present and deferred to staff

The public hearing was closed at 4:34 p.m.

Commissioner Ivey moved to approve a request by Cruz Marquez for a zone change from a MF-22, Multiple Dwelling District to SF-3, Single-Family Dwelling District on Lot 4, Block 21, Moody Addition, City of Midland, Texas. (Generally located on the west side of North Carver Street, approximately 111-feet north of Avenue. Council District 2); seconded by Commissioner Grosse.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

26. Hold a public hearing and consider a request by Louis Clay for a zone change from a C, Commercial District to SF-3, Single-Family Dwelling District on Lot 11, Block 26, Greenwood Addition, Third, Fourth and Fifth Sections, City and County of Midland, Texas. (Generally located on the east side of South Stonewall Street, approximately 61-feet south of East Washington Avenue. Council District 2).

Planner Glenda Arroyo-Cruz gave an overview of the project. With no letters of objection received, staff recommended approval.

The public hearing was opened at 4:36 p.m.

- The applicant was present and deferred to staff

The public hearing was closed at 4:36 p.m.

Commissioner Sparks moved to approve a request by Louis Clay for a zone change from a C, Commercial District to SF-3, Single-Family Dwelling District on Lot 11, Block 26, Greenwood Addition, Third, Fourth and Fifth Sections, City and County of Midland, Texas. (Generally located on the east side of South Stonewall Street, approximately 61-feet south of East Washington Avenue. Council District 2); seconded by Commissioner Ivey.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

27. Hold a public hearing and consider a request by Robert Martinez for a zone change from a MF-22, Multiple-Family Dwelling District to SF-3, Single-Family Dwelling District on Lots 7, 10, and 11, Block 13, Greenwood Addition, Third, Fourth and Fifth Sections, City and County of Midland, TX. (Generally located on the northeast corner of the intersection of South Clay St. and Washington Avenue and on the east side of South Clay St., approximately 160-feet north of Washington Avenue. Council District 2).

Planner Glenda Arroyo-Cruz gave an overview of the project. With no letters of objection received, staff recommended approval.

The public hearing was opened at 4:38 p.m.

The applicant was present but deferred to staff

The public hearing was closed at 4:38 p.m.

Commissioner Gardaphe moved to approve a request by Robert Martinez for a zone change from a MF-22, Multiple-Family Dwelling District to SF-3, Single-Family Dwelling District on Lots 7, 10, and 11, Block 13, Greenwood Addition, Third, Fourth and Fifth Sections, City and County of Midland, Texas. (Generally located on the northeast corner of the intersection of South Clay Street and Washington Avenue and on the east side of South Clay Street, approximately 160-feet north of Washington Avenue. Council District 2); second by Commissioner Wilton.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

28. Hold a public hearing and consider a request by Robert Martinez for a zone change from a C, Commercial District to SF-3, Single-Family Dwelling District on Lot 12, Block 26, Greenwood Addition, Third, Fourth and Fifth Sections, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of East Washington Avenue and South Stonewall Street. Council District 2)

Planner Glenda Arroyo-Cruz gave an overview of the project. With no letters of objection received, staff recommended approval.

The public hearing was opened at 4:40 p.m.

The applicant was present but deferred to staff

The public hearing was closed at 4:40 p.m.

Commissioner Wilton moved to approve a request by Robert Martinez for a zone change from a C, Commercial District to SF-3, Single-Family Dwelling District on Lot 12, Block 26, Greenwood Addition, Third, Fourth and Fifth Sections, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of East Washington Avenue and South Stonewall Street. Council District 2); seconded by Commissioner Grosse.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

- 29. Hold a public hearing and consider a request by Carlos Martin Guillen Flores for a Specific Use Designation with Term, for the sale of beer and wine, for on-premises consumption, in a restaurant, on the north half of Lot 11 and all of Lot 12, Block 187, Southern Addition, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of South Baird Street and East Florida Avenue. Council District 2)

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

Commissioner Grosse asked if there are any other restaurant near the applicant's that serve alcohol till 12 a.m. Planner Elizabeth Shaughnessy explained that there currently is not but that the prior property owner served alcohol for the same hours as the new applicant.

The public hearing was opened at 4:45 p.m.

The applicant was not present.

The public hearing was closed at 4:45 p.m.

Commissioner Gardaphe questioned if the other Commissioners were good with the 8 a.m. serving hour on Saturdays. Commissioner Sparks stated that in general he was not opposed to it, especially since downtown has "The Bar" and they are open and serving at that hour.

Commissioner Sparks moved to approve a request by Carlos Martin Guillen Flores for a Specific Use Designation with Term, for the sale of beer and wine, for on-premises consumption, in a restaurant, on the north half of Lot 11 and all of Lot 12, Block 187, Southern Addition, City and County of Midland, Texas. (Generally located on the southeast corner of the intersection of South Baird Street and East Florida Avenue. Council District 2); seconded by Commissioner Ivey.

The motion carried by the following vote: AYE: Wilton, Sparks, Gardaphe, Ivey, and Grosse. NAY: None. ABSTAIN: None. ABSENT: Williams, Lawrence, and Bryant.

Miscellaneous


With no further items or business before the Commission, Chairman Sparks adjourned the meeting at 4:46 p.m.



Josh Sparks, Chairman

10/7/19

Date



Cristina Odenborg Burns, Planning Division Manager
Development Services Department

10/7/2019

Date