

## City Plan Commission – Thoroughfare Committee

January 7, 2021

### Minutes

**Attendees:** Commissioner Michael Jung (D9) – Chair, Commissioner Brent Rubin (P15) – Vice Chair, Commissioner Kristine Schwope (D12), Commissioner Wayne Garcia (D14), Commissioner Jayne Suhler (D11), Tom Grant, John Denholm, Jeremy McGahan

**Absent:** -

Commissioner Jung called the meeting to order at 9:01 a.m.

#### Agenda Items:

1. First, order of business was to approve the December 12, 2019 meeting minutes.

Commissioner Suhler moved to approve the December 12, 2019 meeting minutes and Mr. Denholm seconded the motion.

Vote on motion:

For: 8 – Jung, Rubin, Schwope, Garcia, Suhler, Grant, Denholm, McGahan

Opposed: 0

Motion passed unanimously.

2. Overview of the Thoroughfare Plan and amendment process

Staff provided an overview, purpose, history, and code of the Thoroughfare Plan/Central Business District Streets and Vehicular Circulation (CBD) Plan. The Thoroughfare Plan and CBD Plan are regulated by Code 51A-9.100. The Thoroughfare Plan provides the dimensions (number of lanes, pavement width, right-of-way width) and functional classification of collector, arterial streets, and most streets in the Central Business District. When a change in a Thoroughfare Plan/CBD Plan roadway is requested, there is a four to six-month process. This process begins with an application, staff research, then it is routed to 17 different City departments and partnering agencies, then it is presented to the City Plan Commission Thoroughfare Committee (a subcommittee of the City Plan Commission) this body which makes a recommendation that moves to the City Plan Commission as a public hearing, the City Plan Commission's motion moves forward to City Council public hearing which makes the final decision. Some of the items staff investigates when making their recommendation are *forwardDallas!* Comprehension Plan, public input if there was any, if the proposed project complies with the Complete Street Design Manual or Dallas Bike Plan or other recommendations adopted by local area plans.

3. Staff presented an overview of the Chenault and Unnamed NE1 Thoroughfare Plan Amendments, explained the current operation and the proposed change to remove the roads. The proposed amendments:
  1. Delete Chenault Street from Buckner Boulevard to City of Dallas City Limits from the City of Dallas Thoroughfare Plan.
  2. Delete Unnamed NE1 from Chenault Street to IH-30 from the City of Dallas Thoroughfare Plan.

Staff recommended denial of removing the proposed roadways from the Thoroughfare Plan.

Mr. McGahan recused himself from this agenda item.

Mr. Grant moved to keep Chenault Street and Unnamed NE1 on the Thoroughfare Plan and reduce the designation from standard four-lane undivided roadway (S-4-U) in 60 feet of right-of-way and 44 feet of pavement to a minor two-lane undivided (M-2-U) in 50 feet of right-of-way and 36 feet of pavement. Commissioner Suhler seconded the motion.

#### Discussion on the motion

Commissioner Jung stated that he was concerned about this site, due to the complexities with the plat, forthcoming zoning case, the thoroughfare amendment, and with the prospect that the thoroughfare might not ever be constructed all of which causes constraints on the adjacent developments/property owners. However, several of those concerns are being discussed with this amendment. The Thoroughfare Plan is a wish list of the City's roadway network, and it is the City's wish to have roads in this location. That is really the only question within this Committee's responsibility and the only questions before this Committee today. The consequences of the roadway for platting, zoning, and dedication are all issues to be addressed in another forum. He does not support that the City can make a plan to utilize someone's property for a thoroughfare and constrain the development of that property indefinitely into the future based on that unfunded, unplanned timeframe plan; however that question is not before us today. It is important to retain the thoroughfare and is in support of the motion.

Commissioner Garcia stated that he hopes that with the future zoning case Chenault does not turn into a private drive for the school or a queuing space for drop-off and pick-up students and should be considered in the future.

Vote on motion:

For: 8 – Jung, Rubin, Schwope, Garcia, Suhler, Grant, Denholm, McGahan

Opposed: 0

Motion passed unanimously.

4. Other matters

Staff stated that this year this Committee should be convening several times, it is convened as needed when applications to amend the Thoroughfare Plan are submitted. Staff asked what day works best for the Committee members, and everyone liked Thursday before City Plan Commission.

5. Adjournment

Commissioner Jung adjourned at 10:12 a.m.