

PLAN COMMISSION MINUTES

The City Plan Commission held a regular Zoning Hearing on March 29, 2007, with the bus tour starting at 9:07 a.m. followed by the briefing starting at 11:16 a.m. in Room 5ES and the public hearing at 1:30 p.m. in the City Council Chambers of City Hall. Presiding were Robert Weiss, Chair and Angela Marshall, Vice Chair. The following Commissioners were present during the hearing: Jeff Strater, Clarence Gary, Ann Bagley, Erma Jones-Dodd, Chris Buehler, Sally Wolfish and Robert Ekblad. The following Commissioners were absent from this hearing as defined in the City Plan Commission rules: Michael Miranda, Peggy Hill, Neil Emmons, and Bill Cunningham. There are two vacancies: District 1 and District 5.

The City Plan Commission was briefed by staff on each item on the agenda and a question and answer period followed each briefing.

A variety of dockets, requests and briefings were presented to the Commission during the open public hearing. The applicants or their representatives presented their arguments, citizen comments were heard, and using the information and staff recommendations in the hearing dockets, the Commission took the following actions.

NOTE: For more detailed information on discussion on any issue heard during this briefing and public hearing, refer to the tape recording retained on file in the Department of Development Services.

PUBLIC HEARINGS:

Subdivision Docket

Planner: Allen Heist

Pursuant to Texas Local Government Code Section 212.009(e) these minutes and recording of the hearing certify the reasons for denial of any plat application.

Preliminary Plats - Consent Items

(1) **S067-123**

Motion: It was moved to **approve** an application to replat Lot 4 in City Block A/5191 into one 19,697 sq. ft. lot, one 38,953 sq. ft. lot, and one 50,463 sq. ft. lot on the east side of N. Central Expressway between Caruth Haven Lane and Southwestern Boulevard, subject to compliance with the conditions listed in the docket.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

(2) **S067-125**

Motion: It was moved to **approve** an application to plat a 1.012 acre tract of land in City Block 8501 into one lot of 10,800 sq. ft. & one lot of 21,600 sq. ft. at Teagarden Road & S. St. Augustine Drive, northwest corner, subject to compliance with the conditions listed in the docket.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

(3) **S067-126**

Motion: It was moved to **approve** an application to replat all of Lots 20, 22 & 23 and a portion of Lot 21 in City Block 1907 and a portion of Lots 4 thru 7 in City Block 1908 into one 1.2013 acre lot on the west side of Matilda Street between Oram Street & La Vista Court, subject to compliance with the conditions listed in the docket.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

(4) **S067-127**

Motion: It was moved to **approve** an application to plat a 23,224.22 sq. ft. tract of land in City Block 7791 into one lot between C. F. Hawn Freeway & Rylie Crest Drive east of St. Augustine Drive, subject to compliance with the conditions listed in the docket.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

(5) **S067-128**

Motion: It was moved to **approve** an application to replat Lots 6 thru 9 in City Block 308 into one 0.921 acre lot on the northwest side of Live Oak Street between Liberty Street & Skiles Street, subject to compliance with the conditions listed in the docket.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

(6) **S067-130**

Motion: It was moved to **approve** an application to plat a 1.30 tract of land in City Block A/7043 into one lot in the south quadrant of Ferguson Road & Grove Hill Road, subject to compliance with the conditions listed in the docket.

Maker: Buehler
Second: Marshall

Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0

Absent: 4 - Miranda, Hill, Emmons, Cunningham

Vacancy: 2 - District 1, District 5

Speakers: None

(7) **S067-131**

Motion: It was moved to **approve** an application to replat Lots 5, 6 & 7 in City Block E/3414 and a tract of land in City Block 3415 into one 3.3172 acre lot on the north side of E. Greenbriar Lane between Dealey Avenue & Zang Boulevard, subject to compliance with the conditions listed in the docket.

Maker: Buehler

Second: Marshall

Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0

Absent: 4 - Miranda, Hill, Emmons, Cunningham

Vacancy: 2 - District 1, District 5

Speakers: None

(8) **S067-132**

Motion: It was moved to **approve** an application to replat all of Lot 9 & part of Lot 8 in City Block 3/1333 into four lots ranging in size from 2,001 sq. ft. to 2,547.2 sq. ft. at Reagan Street & Congress Avenue, west corner, subject to compliance with the conditions listed in the docket.

Maker: Buehler

Second: Marshall

Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0

Absent: 4 - Miranda, Hill, Emmons, Cunningham

Vacancy: 2 - District 1, District 5

Speakers: None

Individual Items – Residential Replats

(9) **S067-121**

Motion: It was moved to **approve** an application to replat Lot 13 in City Block 28/7614 into two lots of 7,713 sq. ft. & 8,005 sq. ft. each at 2946 El Centro Way, subject to compliance with the conditions listed in the docket.

Maker: Jones-Dodd
Second: Buehler
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

(10) **S067-129**

Motion: It was moved to **approve** an application to replat Lots 1 thru 4, a 7,500 sq. ft. lot, and a 1.73 tract of land in City Block 1/2645 into one 2.765 acre lot at Dolphin Road & Reynolds Avenue, northeast corner, subject to compliance with the conditions listed in the docket.

Maker: Bagley
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

Street Name Change

NC067-001

Motion: It was moved to **approve** a change of the name of Grovedale Drive, an 85 foot single access street along Churchill Way between Breckenridge Drive & Pecan Forest Drive to "Churchill Court".

Maker: Buehler
Second: Gary
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: For: Robert Baldwin, 401 Expositions, Dallas, TX, 75226
Against: None

Miscellaneous Docket

M067-024

Planner: Richard Brown

Motion: It was moved to **approve** a minor amendment to the landscape plan for Planned Development District No. 220 for a radio, television, or microwave tower and supporting equipment facilities, R-10 District Uses, and private school use on the northwest corner of Jerry Street and Stults Road.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

M067-025

Planner: Richard Brown

Motion: It was moved to **approve** a minor amendment to the Tract 1 landscape plan and Mockingbird Lane sidewalk plan for Planned Development District No. 740 for MU-3 Mixed Use District Uses on the southeast corner of Mockingbird Lane and North Central Expressway.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

Z067-135(RB)

Planner: Richard Brown

Motion: It was moved to **approve** site plans and conditions submitted in conjunction with an application for a Specific Use Permit for an open-enrollment charter school on property zoned an IR Industrial Research District in the southwest corner of Hampton Road and Beckleymeade Avenue.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

Miscellaneous Under Advisement

W067-008

Planner: Neva Dean

Motion: In considering a wavier of the two-year waiting period in order to submit an application for a CS Commercial Service District with deed restrictions volunteered by the applicant on the southeast corner of Bernal Drive and Iroquois Drive, it was moved to **hold** this case under advisement until April 12, 2007.

Maker: Marshall
Second: Buehler
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

Thoroughfare Plan Amendments

St. Augustine Road

Planner: Tanya Brooks

Motion: It was moved to **deny** an amendment to the City of Dallas' Thoroughfare Plan to delete St. Augustine Road between Military Parkway and Sam Houston Road as four lane undivided roadway.

Maker: Marshall
Second: Bagley
Result: Carried: 8 to 0

For: 8 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5
Conflict: 1 - Abstained

Speakers: For: Jonathan Vinson, 901 Main St., Dallas, TX, 7502
Against: Kirk Williams, 5400 Renaissance Tower, Dallas, TX, 75270

Frankford Road

Planner: Tanya Brooks

Motion: It was moved to **approve** an amendment to the City of Dallas' Thoroughfare Plan to designate Frankford Road from the proposed Unnamed FN3 Roadway to the Dallas/Richardson City Limit as a four lane divided (S-4-D) within 80 feet of right of way.

Maker: Bagley
Second: Jones-Dodd
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

Frankford Road and the George Bush Tollway Planner: Tanya Brooks

Motion: It was moved to **approve** an amendment to the City of Dallas' Thoroughfare Plan to add Unnamed FN3, a four lane undivided collector (S-4-U) within 60 feet of right-of-way between Frankford Road and the George Bush Tollway.

Maker: Bagley
Second: Jones-Dodd
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

Zoning Cases – Consent

1. Z056-172(RB) Planner: Richard Brown

Motion: It was moved to recommend **approval** of an MF-2(A) Multifamily District subject to revised deed restrictions volunteered by the applicant on property zoned an R-5(A) Single Family District on the southwest corner of Dolphin Road and Mingo Street.

Maker: Bagley
Second: Marshall
Result: Carried: 7 to 0

For: 7 - Strater, Gary, Marshall, Bagley, Weiss, Buehler,
Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5
Abstained: 2 - Jones-Dodd**, Wolfish**

** Commissioner abstained, due to bus tour requirements

Note: The bus tour for this item was on March 9, 2006. Commissioner Jones-Dodd and Commissioner Wolfish were not CPC members at the time of the bus tour.

Notices: Area: 400 Mailed: 99
Replies: For: 8 Against: 0

Speakers: For: Kirk Williams, 5400 Renaissance Tower, Dallas, TX, 75270
Against: None

2. Z067-154(RB)

Planner: Richard Brown

Motion: It was moved to recommend **approval** of an RR Regional Retail District on property within Planned Development District No. 22 for GR General Retail District Uses on the south line of Alpha Road, west of Preston Road.

Maker: Buehler
Second: Ekblad
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Notices: Area: 300 Mailed: 13
Replies: For: 1 Against: 0

Speakers: None

3. Z067-149(JH)

Planner: Jennifer Hiromoto

Motion: It was moved to recommend **approval** of a Specific Use Permit for a fire station for a permanent time period, subject to a site plan and conditions on property zoned an R-16(A) Single Family District on the north side of Walnut Hill Lane, west of Coppedge Lane.

Maker: Buehler
Second: Ekblad

Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Notices: Area: 300 Mailed: 30
Replies: For: 9 Against: 2

Speakers: None

4. **Z067-170(JH)**

Planner: Jennifer Hiromoto

Motion: It was moved to recommend **approval** of an MU-2 Mixed Use District on property zoned an IM Industrial Manufacturing District on the northwest side of Stutz Road between Maple Avenue and Forest Park Road.

Maker: Buehler
Second: Ekblad
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Notices: Area: 300 Mailed: 25
Replies: For: 3 Against: 0

Speakers: None

Zoning Cases – Individual

5. **Z067-134(JH)**

Planner: Jennifer Hiromoto

Motion: In considering an application for a Specific Use Permit for an alcoholic beverage establishment for a private-club bar and a commercial amusement (inside) for a dance hall on property zoned an RR Regional Retail District south of Camp Wisdom Road at Pastor Bailey Drive, it was moved to **hold** this case under advisement until April 26, 2007.

Maker: Jones-Dodd
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Notices: Area: 300 Mailed: 14
Replies: For: 1 Against: 1

Speakers: For: Uchenna Orgobu, Address not given
Against: E. Ruth Steward, 7022 Balalaika Rd., Dallas, TX, 75241

6. **Z056-319(RB)**

Planner: Richard Brown

Main Motion: It was moved to recommend **approval** of an amendment to the Tract V portion of Planned Development District No. 314, the Preston Center Special Purpose District, subject to a development plan and revised conditions and **approval** of an amendment to the site plan and conditions for Specific Use Permit No. 744 for a Bank with drive-in windows on the north line of Weldon Howell Parkway, between Westchester Drive and Douglas Avenue.

Maker: Buehler
Second: Ekblad

Subsidiary Motion: In considering an amendment to the Tract V portion of Planned Development District No. 314, the Preston Center Special Purpose District, and an application for an amendment to the site plan and conditions for Specific Use Permit No. 744 for a Bank with drive-in windows on the north line of Weldon Howell Parkway, between Westchester Drive and Douglas Avenue, it was moved to **hold** this case under advisement until April 26, 2007, staff to work with applicant on conditions. The main motion is still before the commission.

Maker: Marshall
Second: Buehler
Result: Carried: 5 to 2

For: 5 - Gary, Marshall, Jones-Dodd, Buehler, Ekblad

Against: 2 - Bagley, Wolfish
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5
Conflict: 2 - Strater, Weiss

Notices: Area: 500 Mailed: 80
Replies: For: 19 Against: 8

Speakers: For: Suzan Kedron, 901 main St., Dallas, TX, 75205
Michael Geisler, 6230 Northwood Rd., Dallas, TX, 75225
Bill Willingham, 10245 Strait Ln., Dallas, TX, 75229
Robert Wilbur, 8011 Douglas Ave., Dallas, TX, 75225
Rob Shults, 5956 Sherry Ln., Dallas, TX, 75225
William Pardoe, 4229 Colgate Ave., Dallas, TX, 75225
Ronald Bendalin, 4205 Colgate Ave., Dallas, TX, 75225
Lance Charriere, 7209 Lupton Cr., Dallas, TX, 75225
Alan Stewart, 4233 Colgate Ave., Dallas, TX, 75225
Lel Echols, 6314 Stefani Dr., Dallas, TX, 75225
Konrad Kaltenbach, 5518 Wateka Dr., Dallas, TX, 75209
Mike Reddell, 5161 Boca Ratan, Dallas, TX, 75229
Clayton Elliot, 13155 Noel Rd., Dallas, TX, 75240
Against: Michael Jung, 4400 Bank of America Plaza, Dallas, TX, 75202
Ann Margolin, 10515 Lennox Ln., Dallas, TX, 75229
Reed Frymire, 6531 Glendora Ave., Dallas, TX, 75230
Harrell Hayden, 9 Carmarthen Ct., Dallas, TX, 75225
Peter Collins, 3560 Marquette St., Dallas, TX, 75225
Connie Grage, 3408 Amherst Dallas, TX, 75225
Jim Cooksey, 4204 Colgate Dallas Ave., TX, 75225
David Lane, 4208 Colgate Ave., Dallas, TX, 75225

A. Z067-137(RB)

Planner: Richard Brown

Motion: It was moved to recommend **approval** of a Specific Use Permit for a Private recreation center, club, or, area for a five-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and revised conditions including changes to the hours of operation on property zoned an R-5(A) Single Family District on the northeast quadrant of the terminus of Knoxville Street, north of Bayview Drive.

Maker: Gary
Second: Jones-Dodd
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Notices: Area: 400 Mailed: 83
Replies: For: 35 Against: 5

Speakers: For: Luis Carrera, 3930 Meredith St., Dallas, TX, 75211
Against: None

B. Z067-151(JH)

Planner: Jennifer Hiromoto

Motion: It was moved to recommend **approval** of an MU-2 Mixed Use District in lieu of a Planned Development District for retail and multifamily uses on property zoned an RR Regional Retail District on the southwest corner of Ferguson Road and Valley Glen Drive.

Maker: Bagley
Second: Jones-Dodd
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Notices: Area: 500 Mailed: 19
Replies: For: 2 Against: 1

Speakers: For: Karl Crawley, 900 Jackson St., Dallas, TX, 75202
Against: Annemarie Bristow, 1322 Kessler Parkway, Dallas, TX, 75208
Darla Claudio, 2619 Marbella Ln., Dallas, TX, 75228
Jonathan Vinson, 901 Main St., Dallas, TX, 75202

C. Z067-160(WE)

Planner: Warren Ellis

Motion: It was moved to recommend **denial without prejudice** of an MF-4(A) Multifamily District on property zoned an MF-2(A) Multifamily District, on the southwest corner of Hill Avenue and Simpson Street.

Maker: Strater
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Notices: Area: 300 Mailed: 17
Replies: For: 0 Against: 6

Speakers: For: Audrey Buckley, 2700 Swiss Ave., Dallas, TX, 75204
Against: Carol Russell, 9914 Ridgehaven Dr., Dallas, TX, 75238
Justin, Trail, 3933 Elm St., Dallas, TX, 75226
Lloyd Kofahl, 3921 Elm St., Dallas, TX, 75226
David Nabors, 333 N. Washington Ave., Dallas, TX, 75246

Development Code Amendments

DCA067-001

Planner: David Cossum

Motion: It was moved to recommend **approval** of amendments to Chapter 51A, the Dallas Development Code, to require a Specific Use Permit for certain inside commercial amusement uses, including dance halls and amusement centers, in specified zoning districts with the alternate language for COMMERCIAL AMUSEMENT (INSIDE), Section B, Subsection (ii).

Maker: Buehler
Second: Bagley
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

DCA067-005

Planner: David Cossum

Motion: It was moved to recommend **approval** of amendments to Chapter 51A and Chapter 51 of the Dallas City Code, to amend regulations governing the accessory outside display of merchandise with the following additions: 1) Add an additional use to allow outside display of furniture, incorporating the over 100,000 square feet. 2) Add subparagraph 51A-4.217(b)(4)(f) to read as follows: "Similar to other uses accessory outside displays must not be placed in the public right of way without a license or obstruct required parking."

Maker: Buehler
Second: Ekblad
Result: Carried: 9 to 0

For: 9 - *Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

*out of the room, shown voting in favor

Speakers: None

Authorization of Hearings

Planner: David Cossum

Motion: It was moved to **approve** the authorization of a hearing to determine the proper special sign district regulations on property regulated by the Arts District Special Provision Sign District, on property generally bounded by Ross Street to the southeast, Routh Street to the northeast, Woodall Rogers Freeway to the northwest and Harwood street to the southwest, with consideration being given to amending the district to provide for regulations governing signs related to cultural institutions for the performing or visual arts.

Maker: Buehler
Second: Marshall
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

Planner: David Cossum

Motion: It was moved to **approve** the authorization of a hearing to determine the proper zoning on property zoned Tract B and Tract E within Planned Development District No. 521, the Mountain Creek Planned Development District, on approximately 668 acres of land located on both sides of Mountain Creek Parkway north of Interstate 20, with consideration being given to amending provisions restricting the square footage permitted to be developed based on the completion of Mountain Creek Parkway to Kiest Boulevard.

Maker: Buehler
Second: Marshall

Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0

Absent: 4 - Miranda, Hill, Emmons, Cunningham

Vacancy: 2 - District 1, District 5

Speakers: None

Landmark Appeal

4704 Swiss Avenue

Planner: Mark Doty

Motion I: It was moved to **affirm** the decision of the Landmark Commission regarding a Certificate of Appropriateness, (CA067-156(MD)) at 4714 Swiss Avenue to deny a new single story addition on the back.

Maker: Buehler

Second: Marshall

Result: Failed: 3 to 6

For: 3 - Gary, Marshall, Buehler

Against: 6 - Strater, Bagley, Jones-Dodd, Weiss, Wolfish,
Ekblad

Absent: 4 - Miranda, Hill, Emmons, Cunningham

Vacancy: 2 - District 1, District 5

Motion II: It was moved to **reverse** the decision of the Landmark Commission for denial of Certificate of Appropriateness, (CA067-156(MD)) at 4714 Swiss Avenue and approve a new single story addition on the back.

Maker: Strater

Second: Ekblad

Result: Carried: 6 to 3

For: 6 - Strater, Bagley, Jones-Dodd, Weiss, Wolfish,
Ekblad

Against: 3 - Gary, Marshall, Buehler

Absent: 4 - Miranda, Hill, Emmons, Cunningham

Vacancy: 2 - District 1, District 5

Speakers: For: Arthur Selander, 2001 Bryan St., Dallas, TX, 75201
Appellant: Patricia Tompkins, 4714 Swiss Ave., Dallas, TX, 75204
City: Mark Doty, Development Services, Planner
Kathy Zibilich, Assistant City Attorney

Other Matters

CPC Committee Appointments and Reports

Minutes

Motion: It was moved to **approve** the minutes of the March 22, 2007, meeting, subject to corrections.

Maker: Buehler
Second: Jones-Dodd
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None

Adjournment

Motion: It was moved to **adjourn** the hearing at 6:35 p.m.

Maker: Marshall
Second: Buehler
Result: Carried: 9 to 0

For: 9 - Strater, Gary, Marshall, Bagley, Jones-Dodd,
Weiss, Buehler, Wolfish, Ekblad

Against: 0
Absent: 4 - Miranda, Hill, Emmons, Cunningham
Vacancy: 2 - District 1, District 5

Speakers: None