

710 EAST SAN AUGUSTINE

DEER PARK, TEXAS 77536

Minutes

of

THE REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF DEER PARK, TEXAS, HELD AT CITY HALL, 710 EAST SAN AUGUSTINE STREET, DEER PARK, TEXAS ON APRIL 16, 2018 BEGINNING AT 7:30 P.M., WITH THE FOLLOWING MEMBERS PRESENT:

DOUGLAS COX	COMMISSIONER
RAY BALUSEK	COMMISSIONER
STAN GARRETT	COMMISSIONER

OTHER CITY OFFICIALS PRESENT WERE:

LARRY BROTHERTON	BUILDING OFFICIAL
SHANNON BENNETT	CITY SECRETARY

1. MEETING CALLED TO ORDER – Commissioner Balusek called the meeting to order at 7:30 p.m
2. RECESSED/RECONVENED – Commissioner Balusek recessed the meeting at 7:30 p.m. to continue the Public Hearing and reconvened the meeting at 7:33 p.m.
3. INVOCATION - The invocation was given by Commissioner Cox.
4. APPROVAL OF MINUTES - Motion was made by Commissioner Garrett and seconded by Commissioner Garrett to approve the minutes as follows:
 - a. Approval of minutes of regular Planning and Zoning meeting on April 2, 2018.
 - b. Approval of minutes of Public Hearing held on April 2, 2018. (Victory Park Industrial)
 - c. Approval of minutes of Public Hearing held on April 2, 2018 (Deer Park Church of Christ)Motion carried 3 to 0.
4. CONSIDERATION OF AND ACTION ON THE RESULT OF THE PUBLIC HEARING ON THE REQUEST FROM WINDROSE SURVEYING & LAND SERVICES ON BEHALF OF WELLS FARGO BANK TO REZONE 0.34616 ACRES SITUATED IN THE G. PATRICK SURVEY, ABSTRACT 624, LOTS 7 & 8, BLOCK SHELL CITY, FRONTING ON SIXTH STREET, TO BE REZONED FROM SINGLE FAMILY 2 (SF2) TO GENERAL COMMERCIAL (GC) – Motion was made by Commissioner Garrett and seconded by Commissioner Cox to make a recommendation to City Council to approve the request of Windrose Surveying & Land Services on behalf of Wells Fargo Bank to rezone 0.34616 acres situated in thr G. Patric Survey, Abstract 624, Lots 7 & 8, Block Shell City, fronting on Sixth

Street to be rezoned from Single Family (SF1) to General Commercial (GC).

5. CONSIDERATION OF AND ACTION ON THE RESULT FROM THE PUBLIC HEARING ON THE REQUEST OF NOLAN ALLEN WITH PENELOPE LAND INVESTMENTS, L.P. FOR A SPECIFIC USE PERMIT TO CONSTRUCT AN ASSISTED LIVING PROJECT ON 1.31 ACRES OF THE SOUTHERN LONSFORD TRACT AT 4320 EAST BOULEVARD – Motion was made by Commissioner Balusek and seconded by Commissioner Garrett to make a recommendation to City Council to approve the request of Nolan Allen a with Penelope Land Investments for a Specific Use Permit to construct an assisted living project on 1.31 acres of the Southern Lonsford tract at 4320 East Boulevard. Motion carried 3 to 0.
6. CONSIDERATION OF AND ACTION ON A REQUEST FROM DEER PARK CHURCH OF CHRIST OF SPECIFIC USE PERMIT TO CONSTRUCT A MEMORY CARE/ASSISTED LIVING FACILITY AT THE SOUTHWEST CORNER OF X STREET AND EAST BOULEVARD – Motion was made by Commissioner Garrett and seconded by Commissioner Cox to schedule a public hearing on May 7, 2018 at 7:00 p.m. on the request of Deer Park Church of Christ for a Specific Use Permit to construct a memory care/assisted living facility at the southwest corner of X Street and East Boulevard. Motion carried 3 to 0.
7. CONSIDERATION OF AND ACTION ON TO RESCIND THE RESULT OF THE PUBLIC HEARING ON THE REQUEST FROM DEER PARK CHURCH OF CHRIST FOR A SPECIFIC USE PERMIT TO CONSTRUCT A MEMORY CARE/ASSISTED LIVING FACILITY AT THE SOUTHWEST CORNER OF X STREET AND EAST BOULEVARD – Motion was made by Commissioner Cox and seconded by Commissioner Garrett to rescind the motion of the April 2, 2018 Planning and Zoning meeting on a request from the Deer Park Church of Christ for a Specific Use Permit to construct a memory care/assisted living facility at the southwest corner of X Street and East Boulevard.
8. CONSIDERATION OF AND ACTION ON TO RESCIND THE APPROVAL OF CHANGING THE MEETING DATE OF MAY 7, 2018 TO MAY 14, 2018 DUE TO THE MOVE TO THE NEW CITY HALL – Motion was made by Commissioner Garrett and seconded by Commissioner Cox to rescind the action of the April 2, 2018 Planning and Zoning to change the meeting date of May 7, 2018 to May 14, 2018 due to the move to the new City Hall.
9. ADJOURN – Commissioner Balusek adjourned the meeting at 7:37 p.m.

ATTEST:

APPROVED:

Shannon Bennett, TRMC
City Secretary

Ray Balusek, Commissioner
Planning and Zoning Commission