

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 DECEMBER 17, 2018 BEGINNING AT 6:30 P.M., WITH THE FOLLOWING MEMBERS PRESENT:

DON TIPPIT	CHAIRMAN
DOUGLAS COX	COMMISSIONER
RAY BALUSEK	COMMISSIONER
STAN GARRETT	COMMISSIONER
DANIELLE WENDEBURG	COMMISSIONER

OTHER CITY OFFICIALS PRESENT WERE:

LARRY BROTHERTON	BUILDING OFFICIAL
SHANNON BENNETT	CITY SECRETARY

1. MEETING CALLED TO ORDER – Chairman Tippit called the meeting to order at 6:30 p.m.
2. RECESSED/RECONVENED – Chairman Tippit recessed the regular Planning and Zoning meeting at 6:30 p.m. to continue the public hearing and reconvened the meeting at 6:50 p.m.
3. INVOCATION - The invocation was given by Chairman Garrett.
4. APPROVAL OF MINUTES - Motion was made by Commissioner Balusek and seconded by Commissioner Garrett to approve the minutes as follows:
 - a. Approval of minutes of regular Planning and Zoning meeting on December 03, 2018.
 - b. Approval of minutes of public hearing held on December 03, 2018. (City of Deer Park)

Motion carried 5 to 0.

4. CONSIDERATION OF AND ACTION ON THE RESULTS OF THE PUBLIC HEARING ON THE REQUEST FROM SLI GROUP, REPRESENTING MAGNUM ENTERPRISES TO REZONE THE PROPERTY LOCATED AT 202 EAST 13TH STREET FROM COMMUNITY SERVICE (CS) TO OFFICE PROFESSIONAL

(OP) FOR A PROPOSED SALE TO SHELL FEDERAL CREDIT UNION TO
CONSTRUCT AN OFF STREET ACCESSORY PARKING GARAGE – Motion was

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made by Commissioner Balusek and seconded by Commissioner Garrett to make a recommendation to City Council to approve the request from SLI Group, representing Magnum Enterprises to rezone the property located at 202 East 13th Street from Community Service (CS) to Office Professional (OP) for a proposed sale to Shell Federal Credit Union to construct an off street accessory parking garage. Motion carried 5 to 0.

5. CONSIDERATION OF AND ACTION ON THE RESULTS OF THE PUBLIC HEARING ON THE REQUEST FROM SLI GROUP, REPRESENTING MAGNUM ENTERPRISES TO REZONE THE PROPERTY LOCATED AT 202 EAST 13TH STREET, SUITE A FROM COMMUNITY SERVICE (CS) TO OFFICE PROFESSIONAL (OP) FOR A PROPOSED SALE TO SHELL FEDERAL CREDIT UNION TO CONSTRUCT AN OFF STREET ACCESSORY PARKING GARAGE – Motion was made by Commissioner Cox and seconded by Commissioner Garrett to make a recommendation to City Council to approve the request from SLI Group, representing Magnum Enterprises to rezone the property located at 202 East 13th Street, Suite A, from Community Service (CS) to Office Professional (OP) for a proposed sale to Shell Federal Credit Union to construct an off street accessory parking garage. Motion carried 5 to 0.
6. CONSIDERATION OF AND ACTION ON THE RESULTS OF THE PUBLIC HEARING ON THE REQUEST FROM SLI GROUP, REPRESENTING TRISTAM LAWTHER 1992 TRUST, TO REZONE THE PROPERTY LOCATED AT 202 EAST 13TH STREET, SUITE B FROM COMMUNITY SERVICE (CS) TO OFFICE PROFESSIONAL (OP) FOR A PROPOSED SALE TO SHELL FEDERAL CREDIT UNION TO CONSTRUCT AN OFF STREET ACCESSORY PARKING GARAGE – Motion was made by Commissioner Wendeburg and seconded by Commissioner Cox to make a recommendation to City Council to approve the request from SLI Group, representing Tristam Lawther 1992 Trust, to rezone the property located at 202 East 13th Street, Suite B, from Community Service (CS) to Office Professional (OP) for a proposed sale to Shell Federal Credit Union to construct an off street accessory parking garage. Motion carried 5 to 0.
7. CONSIDERATION OF AND ACTION ON THE RESULTS OF THE PUBLIC HEARING ON THE REQUEST FROM SHELL FEDERAL CREDIT UNION TO REZONE THE PROPERTY LOCATED AT 301 EAST 13TH STREET FROM COMMUNITY SERVICE (CS) TO OFFICE PROFESSIONAL (OP) TO CONSTRUCT A NEW OFFICE BUILDING – Motion was made by Commissioner Garrett and seconded by Commissioner Cox to make a recommendation to City Council to approve the request from Shell Federal Credit Union to rezone the property located at 301 East 13th Street from Community Service (CS) to Office Professional (OP) to construct a new office building. Motion carried 5 to 0.
8. CONSIDERATION OF AND ACTION ON THE RESULTS OF THE PUBLIC HEARING ON THE REQUEST FROM SHELL FEDERAL CREDIT UNION TO REZONE THE PROPERTY LOCATED AT 1241 CENTER STREET, FROM

COMMUNITY SERVICE (CS) TO OFFICE PROFESSIONAL (OP) TO
ACCOMMODATE A NEW OFFICE BUILDING – Motion was made by

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Commissioner Garrett and seconded by Commissioner Cox to make a recommendation to City Council to approve the request from Shell Federal Credit Union to rezone the property located at 1241 Center Street from Community Service (CS) to Office Professional (OP) to construct a new office building. Motion carried 5 to 0.

9. CONSIDERATION OF AND ACTION ON A REQUEST FROM AT&T FOR A SPECIFIC USE PERMIT TO CONSTRUCT A CELL TOWER ON THE AQUA SOLUTIONS PROPERTY LOCATED AT 6911 ½ HIGHWAY 225 – Motion was made by Commissioner Balusek and seconded by Commissioner Garrett to schedule a Public Hearing on January 7, 2019 at 6:15 p.m. on the request of AT&T for a Specific Use Permit to construct a cell tower on the Aqua Solutions property located at 6911 ½ Highway 225. Motion carried 5 to 0.
10. CONSIDERATION OF AND ACTION ON A REQUEST FROM BREATH OF LIFE INTERNATIONAL MINISTRIES TO OPERATE A CHURCH LOCATED AT 4526 GLENWOOD AVENUE – Motion was made by Commissioner Wendeburg and seconded by Commissioner Cox to schedule a Public Hearing on January 7, 2019 at 6:20 p.m. on the request of Breath of Life International Ministries to operate a Church located at 4526 Glenwood Avenue. Motion carried 5 to 0.
11. ADJOURN – Chairman Tippet adjourned the meeting at 6:54 p.m.

ATTEST:

APPROVED:

Shannon Bennett, TRMC
City Secretary

Don Tippet, Chairman
Planning and Zoning Commission