

PLANNING & ZONING COMMISSION

MEETING MINUTES

AUGUST 08, 2022, 7:00 PM



PLANNING & ZONING COMMISSION REGULAR MEETING

HISTORIC CHURCH BUILDING - 403 N 7TH STREET, SANGER, TEXAS

CALL THE REGULAR MEETING TO ORDER AND ESTABLISH A QUORUM

There being a quorum Matt Fuller called the meeting to order at 7:00 p.m.

BOARD MEMBERS PRESENT

Commissioner, Place 1	Shane Stone
Commissioner, Place 2	Sally Amendola
Commissioner, Place 3	Jackie Turner
Commissioner, Place 4	Allen McAlister
Commissioner, Place 5	Matt Fuller
Commissioner, Place 6	Jason Miller

BOARD MEMBERS ABSENT

Commissioner, Place 7	Phillip Surles
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STAFF MEMBERS PRESENT:

Director of Development Services Ramie Hammonds, and Secretary Stefani Dodson

CITIZENS COMMENTS

No citizens came forward to speak.

CONSENT AGENDA

1. Approval of Minutes from 07/11/22

Motion to approve made by Commissioner Fuller, Seconded by Commissioner Amendola.

Voting Yea: Commissioner McAlister, Commissioner Turner, Commissioner Miller, and Commissioner Stone. Motion passed unanimously.

PUBLIC HEARING ITEMS

Commissioner Fuller opens the Public Hearings at 7:02 p.m.

2. Conduct a Public Hearing on Ordinance No. 08-21-22 amending Chapter 14 Planning and Zoning, Section 30 Use of Land and Buildings to allow Quick Service Food and Beverage by right in the Business District 2 (B-2) without the requirement of a Specific Use Permit (SUP) and adding Section 32.7 Vehicle Stacking Requirements.

Director Ramie Hammonds presents to the board about amending the ordinance to allow Quick Service Food and Beverage to have a drive through without having an SUP. She also goes over adding a stacking requirement.

3. Conduct a public hearing on a request for a Specific Use Permit (SUP) for Quick Service Food and Beverage Shop, on 0.61 acres of land described as Lot 1R-2, Block 1 of the Sanger Lodging Addition, Zoned as Business District 2 (B-2) and generally located on the east side of Stemmons Frwy approximately 594 feet South of FM 455.

Director Ramie Hammonds explains this is an SUP for a business that is wanting a drive thru in a B-2 zoning. The customer wanted to go ahead and submit in order to stay within their timeline. Director Ramie Hammonds explains if the the previous item does pass this SUP will not be needed.

4. Conduct a public hearing on a Replat of Lot 6R2-1B, Block A of Sanger Industrial Park Addition, being 1.75 acres, located in the City of Sanger, and generally located on the south west corner of I-35 and FM 455.

Director Ramie Hammonds explains this is a part of a plat that has already been approved but there is a piece that was separated and not platted.

Commissioner Fuller closes Public Hearings at 7:09 p.m.

ACTION ITEMS

5. Consideration and possible action on Ordinance No. 08-21-22 amending Chapter 14 Planning and Zoning, Section 30 Use of Land and Buildings to allow Quick Service Food and Beverage by right in the Business District 2 (B-2) without the requirement of a Specific Use Permit (SUP) and adding Section 32.7 Vehicle Stacking Requirements.

The board has a brief discussion about the project.

Motion to approve made by Commissioner Fuller, Seconded by Commissioner Amendola.

Voting Yea: Commissioner McAlister, Commissioner Turner, Commissioner Miller, and Commissioner Stone. Motion passed unanimously.

6. Consideration and possible action on a request for a Specific Use Permit (SUP) for Quick Service Food and Beverage Shop, on 0.61 acres of land described as Lot 1R-2, Block 1 of the Sanger Lodging Addition, Zoned as Business District 2 (B-2) and generally located on the east side of Stemmons Frwy approximately 594 feet South of FM 455.

The board has a brief discussion about the project.

Motion to approve made by Commissioner Fuller with the condition that the proposed 9 car stacking rules is approved by City Council. Seconded by Commissioner Miller.

Voting Yea: Commissioner McAlister, Commissioner Turner, Commissioner Amendola, and Commissioner Stone. Motion passed unanimously.

7. Consideration and possible action on a Replat of Lot 6R2-1B, Block A of Sanger Industrial Park Addition, being 1.75 acres, located in the City of Sanger, and generally located on the south west corner of I-35 and FM 455.

The board has a brief discussion about the project.

Motion to approve made by Commissioner Fuller, Seconded by Commissioner Amendola.

Voting Yea: Commissioner McAlister, Commissioner Turner, Commissioner Miller and Commissioner Stone. Motion passed unanimously.

FUTURE AGENDA ITEMS

No items were discussed.

ADJOURN

There being no further items on the agenda Matt Fuller adjourns the meeting at 7:24 p.m.