

STATE OF TEXAS §
COUNTIES OF POTTER §
AND RANDALL §
CITY OF AMARILLO §

On the 10th day of September, 2018, the Amarillo Planning and Zoning Commission met in a work session at 2:45 PM to review agenda items, and then convened in regular session at 3:00 PM in the City Council Chamber on the third floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, with the following members present:

VOTING MEMBERS	PRESENT	NO. MEETINGS HELD	NO. MEETINGS ATTENDED
Joshua Raef	N	16	3
Royce Gooch	N	16	14
Rob Parker, Chairman	Y	98	82
Rick Thomason	Y	68	56
Bowden Jones	Y	59	46
Dick Ford	Y	43	35
Terry Harman	Y	42	41

PLANNING DEPARTMENT STAFF:

Andrew Freeman, Director of Planning and Development Services
Cris Valverde, Assistant Director of Planning and Development Services
Sherry Bailey, Senior Planner
Hannah Green, Recording Secretary

Chairman Parker opened the meeting, established a quorum and conducted the consideration of the following items in the order presented. Sherry Bailey gave the recommendations for the agenda items.

- I. Call to order and establish a quorum is present.
- II. Public Comment: Citizens who desire to address the Planning and Zoning Commission with regard to matters on the agenda or having to do with policies, programs, or services will be received at this time. The total time allotted for comments is three (3) minutes per speaker. Planning and Zoning Commission may not discuss items not on this agenda, but may respond with factual, established policy information, or refer to staff. *(Texas Attorney General Opinion. JC-0169)*

No comments were made.

- III. Consent Agenda: The Commission may request a consent agenda item to be moved to the Regular Agenda for presentation and comment. Otherwise, the consent agenda will be considered in one vote. Consent agenda items are routine items recommended for approval, and which do not include requests for waivers or variances.

- 1: Approval of the minutes of the August 27th, 2018 meeting.

A motion to approve the consent agenda was made by Commissioner Jones seconded by Commissioner Thomason, and carried unanimously.

- IV. Regular Agenda:

- 1: **SUDIVISION PLAT/S:** The Planning & Zoning Commission has final authority for approval; appeals may be directed to City Council.
 - A. P-18-92 Westcliff Park Unit No.53, an addition to the city of Amarillo, being a replat of a portion of Westcliff Park Unit No. 51, in Section 25, Block 9, BS&F Survey, Potter County, Texas.

Sherry Bailey, Senior Planner, presented this item, explaining that a public hearing is required per Texas Local Government Code 212.015(c).

Ms. Bailey gave a brief presentation and concluded with a staff recommendation of approval as submitted.

Chairman Parker asked if anyone wanted to speak in favor or against this item. No comments were made.

A motion to approve P-18-92 was made by Commissioner Ford, seconded by Commissioner Harman, and carried unanimously.

2: **REZONING:** The Planning & Zoning Commission makes recommendation for approval or denial; appeals may be directed to City Council.

A. Z-18-23 Rezoning Lot 1, Block 7, Martin Addition Unit No. 3, in Section 136, Block 2, AB&M Survey, Potter County, Texas plus one half of all bounding streets, alleys, and public ways to change from Residential District 1 with Specific Use Permit 22 (R-1/SUP-22) to Residential District 1 with a Specific Use Permit for a martial arts and athletic center (R-1/SUP-22A).

Sherry Bailey, Senior Planner, presented this item, and advised that the applicant is requesting to amend the existing zoning which was granted to Opportunity House. The Martial Arts and Athletic Center (MAAC) will enter into an agreement to purchase the property and continued the service, care and support base in the neighborhood.

Ms. Bailey ended the presentation with a staff recommendation of approval of the SUP request. Ms. Bailey then took questions from the Commission.

Chairman Parker asked if anyone wanted to speak in favor of this item. Mike Lister, owner, stood to state his reasons for this request and noted the importance of an afterschool for the surrounding neighborhood. Master Lister also stood to take questions from the board. Charles Lynch, architect, also stood to in favor of this item, explaining elements of the building itself and how it will contribute to neighborhood improvement. Terry Rich, developer, stood to speak in favor of this item, talking about logistics and budgeting for the project.

Chairman Parker asked if anyone wanted to speak against this item. No comments were made.

A motion to approve Z-18-23 was made by Commissioner Jones, seconded by Commissioner Harman, and carried unanimously.

3. **ANNEXATION:** The Planning & Zoning Commission considers the following annexation request.

A. A-18-01 Consideration to begin the Annexation process of 668.17± acres of unplatted land in Section 74, Block 9, BS&F Survey, Randall County, Texas.

Sherry Bailey, Senior Planner, stood to present and explain a consideration to begin the Annexation process. Ms. Bailey stated that this is the first informal step in a state mandated process to consider annexation and evaluate its value to the city. Ms. Bailey ended the presentation noting that staff is presenting the request in order to gain input on the proposal and that any input will be included in the analysis and incorporated into the formal annexation process.

Ms. Bailey then stood to take questions by the Commission.

Chairman Parker asked if anyone wanted to speak in favor of or against this item. No comments were made.

A motion to recommend moving forward with A-18-01 was made by Chairman Parker, and carried unanimously

4: Discuss Items for Future Agendas.

Commissioner Harman spoke regarding a previous agenda item presented by Kelly Shaw, Development Services Coordinator. Chairman Parker made a motion to put the consideration of refund on bond cash on a future agenda.

No further comments were made and the meeting was adjourned at 3:36 P.M.


Cris Valverde, Assistant Director of Planning
Planning & Zoning Commission