



# City of Farmers Branch

City Hall  
13000 Wm. Dodson Pkwy  
Farmers Branch, TX 75234

## Meeting Minutes-Excerpt-DRAFT

### Planning and Zoning Commission

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Monday, October 28, 2019

7:00 PM

City Hall

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#### Study Session Meeting – 6:00 PM

**Present 13** - Chairman David Moore, Commissioner Tim Yarbrough, Commissioner Michael Driskill, Commissioner Linda Bertl, Commissioner Jarrod Williams, Alternate Commissioner Bonnie Potraza, Alternate Commissioner Barrett Cole, Vice Chairman Sergio De Los Santos, Tina Figgins AICP Director of Planning, Jenifer Paz AICP Lead Planner, Surupa Sen AICP Senior Planner and Brian Campbell Planning Technician

**Absent 1** - Commissioner Giovanni Zavala

#### **A. STUDY SESSION**

##### **A.1 [19-533](#) Discuss Regular Agenda items.**

Chairman Moore called the Study Session to order at 6:00 PM.

Chairman Moore thanked the Commissioners for their service.

Chairman Moore opened discussion on Study Session Agenda item A.1 Discuss Regular Agenda items.

Chairman Moore asked for any questions regarding Study Session and Public Hearing items.

Regarding Public Hearing item D.2:

- Ms. Tina Figgins, Director of Planning, asked Surupa Sen, Senior Planner, if staff had received two letters of support for this case, and Ms. Sen said yes.

Hearing no questions or comments from the Commissioners, Chairman Moore closed discussion on this agenda item.

#### **D. PUBLIC HEARING**

##### **D.2 [19-SU-09](#) Conduct a public hearing and consider the request for a Specific Use Permit and associated Detailed Site Plan amendment for an approximate 16.66-acre property located at 13850 Diplomat Drive, in**

**order to allow outdoor storage, building additions and related site improvements; and take appropriate action.**

The applicant, TD Industries, operates a light manufacturing facility on a 16.66-acre property located at 13850 Diplomat Drive. Currently there is an office/warehouse building, outside storage and related site improvements on this property. The applicant had received approval of a Specific Use Permit (SUP) to allow outside storage in November, 1999 in accordance with its associated detailed site plan. The applicant is proposing a 1,500 square foot building addition to house new manufacturing equipment and a canopy addition to cover a portion of their existing outdoor storage/staging area. As a result, an amendment to the existing SUP ordinance is requested to allow for these site modifications. The subject property is located in Planned Development District No. 22 (PD-22), which allows for the proposed use. Outdoor storage is allowed within the PD-22 zoning district subject to approval of an SUP. Staff recommends approval of this Specific Use Permit request and associated Detailed Site Plan.

Ms. Surupa Sen, Senior Planner, gave a brief presentation regarding the applicant's proposal.

Chairman Moore asked about the two letters in support of this case received by staff.

Chairman Moore asked for any additional questions.

Commissioner Williams asked for clarification on why the applicant was requesting the amendment to the existing Specific Use Permit.

Vice Chairman De Los Santos asked about the following regarding the proposed canopy addition: how this canopy relates to the applicant's existing operations; if the canopy would be built over the existing concrete; and the height. Vice Chairman De Los Santos commented that the slope of the area of the proposed canopy was steep. Mr. Robert Stuckey, the applicant, 208 North Main Street, Weatherford, Texas, addressed Vice Chairman De Los Santos' questions.

Commissioner Bertl complimented the applicant related to their plant material selections for the site.

Hearing no further questions or comments, Chairman Moore opened the public hearing. No one came forward to address this agenda item. Chairman Moore closed the public hearing and asked for a motion.

**A motion was made by Vice Chairman De Los Santos, seconded by Commissioner Williams, that this Specific Use Permit request and associated Detailed Site Plan be recommended for approval. The motion carried unanimously.**

**Aye: 7** – Chairman Moore, Commissioner Yarbrough, Commissioner Driskill, Commissioner Bertl, Commissioner Williams, Alternate Commissioner Potraza, and Vice Chairman De Los Santos

**Absent: 1** – Commissioner Zavala

Chairman Moore asked when this case would be heard by City Council. Ms. Sen said it would be November 12, 2019.