

PLANNING AND ZONING COMMISSION DRAFT MINUTES OF AUGUST 31, 2015

PUBLIC HEARING AGENDA Item #19 - Z150902 - Zoning Change - Beacon and Barnett Tracts (City Council District 6). Senior Planner Denice Thomas presented the case report and a Power Point presentation to rezone 19.32 acres from Agriculture (A) District to Single Family-4 (SF-4) District. The 19.32-acre property, located at 1231 and 701 E. Seeton Rd., is zoned Agriculture District and is within the Lakeridge Parkway Overlay District. The applicant is Bob Rice, Ironwood Interests, LLC and J. Waymon Levell, First Southwest Properties Management Co. and the owner is Mike Martinez, Edge Barnett, LLC and Rodney Mellott, Beacon E&P Company, LLC.

Mrs. Thomas stated the applicant is proposing to change the zoning on 19.32 acres in the Agriculture District to Single Family-4 District to permit single family residential uses. The property is developed with a single family residence and is approved for gas well production. The applicant has submitted documentation which indicates the gas well operation and gas well buffer easements have been abandoned. Prior to approval of a preliminary plat all processes necessary to officially abandon the well will be completed. Residential subdivisions in the City are reviewed against the provisions of Resolution 3924 in addition to other applicable provisions of the Code of Ordinances. Subsequent preliminary and final plats will be required to address the provisions contained in the resolution.

Mrs. Thomas stated on August 20, 2015, the Development Review Committee recommended approval of the zone change for this property subject to conditions.

Chairperson Garrett noted there were no questions for staff, opened the public hearing, and asked for speakers.

J. Waymon Levell with First Southwest Properties Management Co., 2331 Gus Thomason, Dallas, TX was present representing the case and to respond to questions from the Commission.

Brad Page, 1227 East Seeton Road, Grand Prairie, TX adjacent property owner said the surveyor markers have been placed onto his property therefor the property needs to be resurveyed.

Chairperson Garrett noted two speaker card submitted in support of this request, Max Coleman, 9 Heritage Court, Grand Prairie, TX and David Schaubush, 1525 Viceroy Drive, Dallas, TX.

There being no further discussion on the case, Commissioner Moser moved to close the public hearing and approve case Z150902 as presented and recommended by staff. The action and vote being recorded as follows:

Motion: Moser

Second: Lopez

Ayes: Garrett, Johnson, Lopez, Dr. Perez, Philipp, Moser, Motley, Spare, and Womack

Nays: None

Approved: **9-0**

Motion: **carried.**