



MINUTES

FOR THE

SEAGOVILLE BOARD OF ADJUSTMENTS

Meeting scheduled to begin at 6:30 p.m.,

Thursday, November 30, 2017

in the Council Chambers of City Hall,

located at 702 North U.S. Highway 175 – Seagoville, Texas

Vice-Chairman Edwards declared a quorum present and called the meeting to order at 6:30 p.m.

Chairman: Jerry Yearout (Absent)

Vice-Chairman: George Edwards

Board Member: Sidney Sexton

Board Member: Nancy Ashley

Board Member: Lorin Mullens

City Staff present: Community Development Director Ladis Barr and
Permit Technician Casey Fillmore

Board Member Sexton gave the invocation.

Board Members led in reciting the Pledge of Allegiance.

1. Approval of Minutes

Vice-Chairman Edwards requested the minutes from August 29, 2017 be tabled due to the amount of errors.

Vice-Chairman Edwards stated Item # 1 listed Mr. Yearout as Vice-Chairman, he is Chairman. He is listed as Vice-Chairman several times which is incorrect. He stated Mr. Edwards was listed as Board Member, he is the Vice-Chairman.

Vice-Chairman Edwards stated the invocation was led by Board Member Sexton not Chairman Yearout.

Vice-Chairman Edwards stated Item # 2 should reflect elections for Chairperson and Vice-Chairperson.

Vice-Chairman Edwards made a motion, seconded by Ashley to table the minutes until corrections are made. The motion passed with all eyes. 4/0

[At this time, Vice-Chairman Edwards administered the oath and read aloud the unnecessary true hardship to members of the audience providing testimony during the public hearings.]

2. Sign Variance Request #SV2017-04:

Vice-Chairman Edwards opened the public hearing at 6:39 p.m.

Community Development Director Barr stated that the applicant Wes Parnell with Chicken Express will be remodeling the existing Chicken Express. He stated a new pole sign will be replaced and moved but it will not affect the travel lane for the purchase of food. He also stated staff recommends the sign pole for Chicken Express as it will enhance the subject property location.

In response to a question by Vice-Chairman Edwards, Community Development Director Barr stated that Chicken Express will be using the same sign and relocating the sign pole to a new location on the subject property.

Wes Parnell with Chicken Express stated that the existing sign pole will be moved twenty (20) feet to the other island on the property, allowing cars to wrap around the building for the drive thru. It will be the same sign with an updated Chicken Express Logo, the reader board will remain the same size with new faces.

Board Member Sexton inquired about the height of the sign being nine (9) feet more, and the location of the sign.

Community Development Director Barr stated the existing sign pole is the same height. When the sign pole is relocated it has to meet the sign specifications in the sign code.

Wes Parnell stated the pole will remain the same height and will not be any closer to the road.

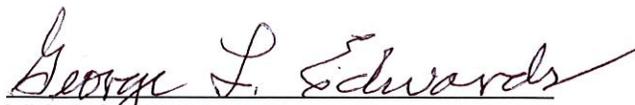
Board Member Sexton asked if the new sign will be safer.

Wes Parnell with Chicken Express stated when the sign is moved it will be safer for the business and more visible to customers.

Vice-Chairman Edwards closed the public hearing at 6:44 p.m.

After some discussion, Board Member Sexton made a motion, seconded by Board Member Mullens to approve the request of Wes Parnell with Chicken Express for the three (3) sign variances from Section 21.09.006 of the City Sign Ordinance. The motion passed with all ayes. 4/0

The meeting adjourned at 6:48 p.m.



VICE-CHAIRMAN
GEORGE EDWARDS

ATTEST:



COMMUNITY DEVELOPMENT DIRECTOR
LADIS BARR