



MINUTES
for the
SEAGOVILLE PLANNING AND ZONING COMMISSION
Regular meeting scheduled to begin at
6:30 p.m. on Tuesday, March 15, 2022
in the City Hall Council Chambers
at 702 North U.S. Highway 175; Seagoville, Texas

Vice Chairman Grimes called the meeting to order at 6:30 p.m.

Present: Vice Chairman David Grimes
Commissioner Tommy Lemond
Commissioner Debra Haney
Commissioner Shelley Sipriano
Commissioner Charles Galbreth

Absent: Commissioner Olu Olajimi
Commissioner Dr. Don Cole

City Staff: Community Development Director Ladis Barr
Administrative Assistant Casey Fillmore

Commissioner Galbreth led the invocation.

Commissioners led in reciting the Pledge of Allegiance.

1. APPROVAL OF MINUTES

Consider the minutes of the February 15, 2022, regular Planning and Zoning Commission meeting.

Motion to approve the Planning and Zoning meeting minutes for February 15, 2022.- Commissioner Lemond, seconded by Commissioner Sipriano. The Motion passed with all ayes. 5/0

2. ZONING REQUEST Z2022-05: SITE PLAN Conduct a Public Hearing, discuss and take necessary action on a site plan for Seagoville 360 Carwash on 1.01 ± acres at 180 South Highway 175 in a Planned Development-Local Retail.

Community Development Director Barr stated that the zoning and address of the property for the proposed new carwash. He added the surrounding areas and the zoning of each location.

In response to a question from Chairman Grimes, Wade Harden, applicant for Seagoville 360 Carwash, stated the number of staff on site, vacuum stalls and parking spaces at the location.

Community Development Director Barr made mention of the surrounding stores available near the proposed new carwash. He added that the vacuums at the carwash will be of no charge to use.

Applicant Harden stated that operation hours have not been set as of now and added that the carwash likely be available into the evening hours.

A motion was made to approve the Zoning Request Z2022-05 for the site plan for Seagoville 360 Carwash.- Commisioner Lemond, seconded by Commisioner Sipriano. Motion passed with all ayes. 5/0

- 3. ZONING REQUEST Z2022-06: PUBLIC HEARING** Conduct a Public Hearing, discuss and take necessary action on a recommendation to City Council on a zoning change request from R-5 (Residential-5) and D (Duplex) to A (Apartment) and the approval of the site plan depicting the new proposed apartments on approximately 8.95 ± acres described as The Reserves, Lots 10,18,19 and 23, of the Herman Heider Abst 541, Pg 475, commonly known as 1803 East Seagoville Road Seagoville, Dallas County, Texas.

Chairman Grimes opened the Zoning Request Z2022-06 at 6:37 p.m.

Community Development Director Barr stated the current zoning on the property and the requested zoning change for new proposed apartments. He also stated the surrounding zoning around the property.

Community Development Director Barr stated that the project will improve growth for the City and provide living accommodations for families and to those who are waiting for their house to be built.

Andrew Winkelmann, representative for The Reserves, stated that the project for the property will have a club house, playground and pool. He pointed out the elevations and the exterior of the proposed buildings of the project on a power point presentation.

Mr. Winkelmann made mention of the amenities that will be in the club house including the lease office for the proposed new apartments. He added that both the playground and pool will be fenced in.

Chairman Grimes closed the hearing at 6:43 pm.

A Motion was made to recommend City Council to approve Zoning Request Z2022-06 for the change request from R-5 (Residential-5) and D (Duplex) to A (Apartment) and the approval of the site plan depicting the new proposed apartments. - Commissioner Lemond, seconded by Commissioner Haney. Motion passed with all ayes. 5/0

Vice Chairman Grimes adjourned the meeting at 6:44 pm.

APPROVED:



David Grimes
Planning & Zoning Commission
Vice Chairman

ATTEST:



Casey Fillmore
Administrative Assistant