**STATE OF TEXAS §**

**COUNTIES OF POTTER §**

**AND RANDALL §**

**CITY OF AMARILLO §**

On the 16th day of October 2023, the Amarillo Planning and Zoning Commission met in a regular session at 3:00 PM in the City Council Chambers on the third floor of City Hall, 601 S. Buchanan St., Amarillo, Texas, with the following members present:

| VOTING MEMBERS | PRESENT | NO. MEETINGS HELD | NO. MEETINGS ATTENDED |
|---|---|---|---|
| Renee Whitaker, Vice Chairwoman | Y | 66 | 64 |
| Royce Gooch, Chairman | Y | 133 | 128 |
| Jason Ault | Y | 112 | 88 |
| Fred Griffin | Y | 66 | 65 |
| Cindi Bulla | N | 42 | 33 |
| Jeff Perkins | N | 42 | 28 |
| Lex Graham | N | 18 | 14 |

CITY STAFF:
Emily Koller, Director of Planning
Cody Balzen, Principal Planner
Brady Kendrick, Senior Planner
Leslie Spear-Schmidt, Senior Assistant City Attorney
Jenine Cruz, Recording Secretary
Ella Ward, Planning Technician

1. **Call to order and establish a quorum is present.**

   Chairman Royce Gooch opened the meeting at 3:00 PM, established a quorum, and conducted the consideration of the following items in the order presented.

2. **Public Comment**

   Chairman Royce Gooch asked if anyone wanted to speak for public comment.

   No public comments were made.

3. **Planning and Zoning Commission will discuss or receive reports on the following current matters or projects.**

   A. Review agenda items for regular meeting and attachments;

No comments were made by the Commissioners.

B. Discuss potential amendments to Zoning Code Vehicle Parking Regulations Section 4-10-211;

Emily Koller, Director of Planning presented a potential amendment to the Zoning Code Vehicle Parking Regulations Section 4-10-211. Ms. Koller stated it will be presented for consideration to P&Z at their first meeting in November, then it will go to City Council on the November 14 and December 12, 2023 meetings.

Chairman Royce Gooch asked if staff anticipates any push back from existing businesses which had to meet the requirements at the time they developed, since this will allow new developments to have the opportunity to reduce parking counts.

Ms. Koller replied that the neighborhoods which could benefit from this amendment have typically not seen a lot of activity in the area.

Cody Balzen, Principal Planner, stated that those businesses which already exist could also benefit from this amendment if they were considering expansion and the count requirements had previously hindered this in the past.

C. Request future agenda items or updates from staff;

Brady Kendrick, Senior Planner, updated the Commission on the ability of a previously considered carport SUP application to be considered through an ADA exemption.

No requests were made by the Commission for future agenda items.

**4. Consent Agenda**

A. Consider approval of the minutes from the October 2, 2023, regular meeting of the Planning and Zoning Commission.

A motion to approve the Consent Agenda was made by Vice Chairwoman Renee Whitaker and seconded by Commissioner Fred Griffin.

Motion passed unanimously.

**5. Regular Agenda**

A. Consideration of P-23-118 Mesquite Ridge West Unit No. 1

Brady Kendrick, Senior Planner, presented the item and gave a staff recommendation of approval of the plat as presented.

Vice Chairwoman Renee Whitaker asked if they had accepted public improvements already or if surety was provided.

Mr. Kendrick replied that they have provided surety.

Chairman Royce Gooch asked if anyone from the audience wanted to speak on the item.

No public comments were made.

A motion to approve the item as presented was made by Commissioner Jason Ault and seconded by Vice Chairwoman Renee Whitaker.

Motion passed unanimously.

B. Public Hearing and Consideration of P-23-119 Mesquite Ridge Unit No. 2

Brady Kendrick, Senior Planner, presented the item and gave a staff recommendation of approval of the replat as presented.

Chairman Royce Gooch called the public hearing on the item.

No public comments were made.

A motion to approve the item as presented was made by Commissioner Fred Griffin and seconded by Commissioner Jason Ault.

Motion passed unanimously.

C. Consideration of P-23-120 Fox Hollow Unit No. 7

Brady Kendrick, Senior Planner, presented the item and gave a staff recommendation of approval of the plat as presented with a lot depth variance, pending the acceptance of the public improvements or surety being provided prior to the plat expiration.

Commissioner Fred Griffin asked if the residents have access to Loop 335.

Mr. Kendrick replied they currently must go west to Pavillard Drive then south to Loop 335.

Chairman Royce Gooch asked if anyone from the audience wanted to speak on the item.

No public comments were made.

A motion to approve the item with lot depth variance, pending the acceptance of public improvements or surety being provided prior to the plat expiration, was made by Commissioner Jason Ault and seconded by Vice Chairwoman Renee Whitaker.

Motion passed unanimously.

D. Public Hearing and Consideration of P-23-121 Sagebrush Acres Unit No. 2

Brady Kendrick, Senior Planner, presented the item and gave a staff recommendation of approval of the plat as presented with a lot area variance, pending approval of the lot area variance by the Amarillo Area Public Health District and the return of corrected originals prior to the plat expiration.

Commissioner Fred Griffin asked if the City would annex in this location in the future.

Mr. Kendrick replied that it is highly unlikely since the State took away the ability for the City to involuntarily annex properties in 2019.

Chairman Royce Gooch called a public hearing on the item.

No public comments were made.

A motion to approve the item as presented with a lot area variance, pending approval of the lot area variance by the Amarillo Area Public Health District and the return of corrected originals prior to the plat expiration, was made by Vice Chairwoman Renee Whitaker and seconded by Commissioner Fred Griffin.

Motion passed unanimously.

E. Consideration of P-23-124 Beacon Pointe Unit No. 1

Brady Kendrick, Senior Planner, presented the item and gave a staff recommendation of approval of the plat as presented with the lot depth variance.

No Commissioner comments were made.

Chairman Royce Gooch asked if anyone from the audience wanted to speak on the item.

No public comments were made.

A motion to approve this item with the lot depth variance was made by Commissioner Fred Griffin and seconded by Vice Chairwoman Renee Whitaker.

Motion passed unanimously.

F. Consideration of PP-23-04 Canyon Ridge Unit 8 Preliminary Plan Alley Waiver

Brady Kendrick, Senior Planner, presented the item and gave a staff recommendation of approval of the alley waiver as presented.

Chairman Royce Gooch asked if anyone from the audience wanted to speak on the item.

No public comments were made.

A motion to approve the alley waiver as presented was made by Commissioner Jason Ault and seconded by Commissioner Fred Griffin.

Motion passed unanimously.

## 6. Adjourn

The meeting adjourned at 3:45 PM.

Emily Koller

Emily Koller, AICP
Director of Planning