

**MINUTES
OF THE MEETING OF THE
CITY OF BENBROOK
PLANNING AND ZONING COMMISSION
REGULAR MEETING
THURSDAY, FEBRUARY 14, 2019**

The regular meeting of the Planning and Zoning Commission of the City of Benbrook was held on Thursday, February 14, 2019, at 7:30 p.m. in the Council Chambers at 911 Winscott Road with the following members present:

David Ramsey
Alfredo Valverde
Jonathan Russell
Jon Craver
Mikel Seifert
David Eason
Damon Farrar

Absent: John Logan
Nathan Sultemeier

Also present: Jim Hinderaker Assistant City Manager
Doug Howard City Planner
Caroline Stewart Assistant City Planner,
Recording Secretary

Others Present: Tomi McVay, Girl Scout Troop 2504
Emily Villanueva, Girl Scout Troop 2504
Ava Missel, Girl Scout Troop 2504
Tatum Barbee, Girl Scout Troop 2504
Tina McLain, Girl Scout Troop 2504
Alexis Siddiq, Girl Scout Troop 2504
Lyla Craver, Girl Scout Troop 2504
Reese Morton, Girl Scout Troop 2504
April Morton, Girl Scout Troop 2504
Yuna Morton, Girl Scout Troop 2504
William Morton, Girl Scout Troop 2504

I. CALL TO ORDER

Chair Valverde called the meeting to order at 7:30 p.m.

II. MINUTES

Regular Meeting, January 10, 2019

Motion by Commissioner Ramsey to approve the minutes of the January 10th meeting. Second by Commissioner Russel. The Chair called the question.

Vote on the motion:

Ayes: Mr. Ramsey, Mr. Valverde, Mr. Russell, Mr. Craver, Ms. Seifert, Mr. Eason, and Mr. Farrar

Noes: None

Abstain: None

Motion carried: 7 – 0 – 0

III. REPORTS OF CITY STAFF

A. ZONING

- 1) **ME-19-03** – A request for approval of a Meritorious Exception to authorize the use of alternative exterior materials for a new Benbrook Middle – High School Athletics Building addition, located at 201 Overcrest Drive, and legally described as Block 39, Westpark Addition. [PUBLIC HEARING]

Michael Czap, the agent (1106 W Randol Mill Rd), provided a presentation to the Commission and answered questions.

Doug Howard, City Planner, presented the staff report and answered questions.

The Chair opened the public hearing at 7:36 p.m. There were no public comments. The Chair closed the public hearing at 7:36 p.m.

Motion by Commissioner Russel to approve the meritorious exception for the use of alternative exterior materials as shown in the elevation drawings attached to the staff report. Seconded by Commissioner Craver. The Chair called the question:

Vote on the motion:

Ayes: Mr. Ramsey, Mr. Valverde, Mr. Russell, Mr. Craver, Ms. Seifert, Mr. Eason, and Mr. Farrar

Noes: None

Abstain: None

Motion carried: 7 – 0 – 0

- 2) **ZTA-19-01** – Ordinance amending Title 17 – Zoning of the Benbrook Municipal Code (1985), as amended, by amending Section 17.28.032 – Additional design requirements of Chapter 17.28 – “SD” Suburban District; Section 17.32.032 – Additional design requirements of Chapter 17.32 – “RE” Residential Estate District; Section 17.36.032 – Additional design requirements of Chapter 17.36 – “A” One-Family District; Section 17.40.032 – Additional design requirements of Chapter 17.40 – “B” One-Family District; and Section 17.44.032 – Additional design requirements of Chapter 17.44 – “BR” One-Family Reduced District to allow the minimum roof pitch of the existing residential building; and by amending Section 17.48.032 – Additional design requirements of Chapter 17.48 – “CR” Multiple-Family Restricted District to allow for a minimum roof pitch of 4:12 for standing seam metal roofs to meet the same material standards for the one-family zoning districts and to allow the minimum roof pitch for a residential addition to match the predominant roof pitch of the existing residential building. [PUBLIC HEARING]

Doug Howard, City Planner, presented the staff report to the Commission and answered questions.

The Chair opened the public hearing at 7:42 p.m. There were no public comments. The Chair closed the public hearing at 7:42 p.m.

Motion by Commissioner Ramsey to recommend the City Council approve an Ordinance amending regulations for residential minimum roof pitch standards, as presented by staff. Seconded by Commissioner Seifert. The Chair called the question:

Vote on the motion:

Ayes: Mr. Ramsey, Mr. Valverde, Mr. Russell, Mr. Craver, Ms. Seifert, Mr. Eason, and Mr. Farrar

Noes: None

Abstain: None

Motion carried: 7 – 0 –0

IV. INFORMAL CITIZEN COMMENTS

Chair Valverde recognized Girl Scout Troop 2504 out of the Texas Oklahoma Plains Council. He called for a representative to come to the podium and give a brief explanation of some of their community activities and efforts.

Tomi McVay and Emily Villanueva came to the podium. The Troop is working on the Silver Project, in which the troop is raising \$3,000 to send packages to the military overseas. The Troop is involved in many community service projects and strives to be actively involved in the community.

V. ADJOURNMENT

There being no further business on the agenda, the Chair adjourned the meeting at 8:02 p.m.

APPROVED March 14, 2019

Chair

