

**November 7, 2017 Planning and Zoning Commission Meeting Minutes**

Public Hearing – Conduct a Public Hearing and consider a request for a Specific Use Permit SUP for a Gymnastics and Sports Training Facility use for an approximately 5,300± square foot portion of a building located on Lot 2, Block A, Greenwood Valley Commercial Addition; generally located south of Main Street and west of Allen Heights Drive (and commonly known as 1210 E. Main Street). (SUP-092017-0005) [CrossFit Ammo]

Ms. Hayley Angel, Planner, presented the item to the Commission. Ms. Angel stated the item is a Specific Use Permit for CrossFit Ammo. The property is generally located south of Main Street and west of Allen Heights Drive (and commonly known as 1210 E. Main Street). The properties to the north are zoned Planned Development PD No. 33 Shopping Center SC. The properties to the east (across Allen Heights Drive) are zoned Planned Development PD No. 2 Single-Family Residential R-5. The properties to the south and west are zoned Planned Development PD No. 33 Single-Family Residential R-1.

Ms. Angel stated that the applicant is proposing to tenant a 5,300± square foot portion in an existing building for a Gymnastics and Sports Training Facility use. She noted that the applicant currently tenants a space across the street and is looking to move to a suite on the opposite side of Main Street.

Ms. Angel stated that the property is zoned Planned Development PD No. 33 Shopping Center SC. The Allen Land Development Code requires a Specific Use Permit (SUP) for a Gymnastics and Sports Training Facility use within the SC zoning district.

Ms. Angel stated that the applicant submitted a business summary in conjunction with SUP application. The following is a general summary of the proposed business operations:

- Business Hours:
  - 5:00-10:00 a.m. and 4:30-7:30 p.m., Monday through Friday
  - 8:00-10:00 a.m., Saturday

Ms. Angel noted that parking on site complies with the Allen Land Development Code standards.

Ms. Angel stated that there are no proposed changes to the exterior of the building.

The Specific Use Permit request has been reviewed and meets the standards of the *ALDC*.

Chairman Trahan opened the public hearing.

Chairman Trahan noted that there was one letter received:

- Jiaxiang Zeng 1210 E. Main Parkway, Allen, TX, SUPPORT

Chairman Trahan closed the public hearing.

1<sup>st</sup> Vice-Chair Platt clarified that the business is just relocating.

Ms. Angel confirmed that the business is relocating.

Commissioner Ogrizovich asked what the “Ammo” portion of the business name “CrossFit Ammo” meant.

Santee Hathaway, the Applicant, 801 E. Campbell Road Suite 470, Richardson, TX, stated that he was one of the owners of the business and that they created the slogan “Arming you for life.” He stated that the goal of the business is to make individuals more functional in their daily lives.

**Motion:**           **Upon a motion by Commissioner Ogrizovich, and a second by 1<sup>st</sup> Vice-Chair Platt, the Commission voted 7 IN FAVOR, and 0 OPPOSED to recommend approval of a Specific Use Permit SUP request for a Gymnastics and Sports Training Facility use for CrossFit Ammo, generally located south of Main Street and west of Allen Heights Drive (and commonly known as 1210 E. Main Street).**

**The motion carried.**

**ATTENDANCE:**

**Commissioners Present:**

Ben Trahan, Chair  
Stephen Platt, Jr., 1<sup>st</sup> Vice-Chair  
Michael Orr, 2<sup>nd</sup> Vice-Chair  
Gene Autrey  
Luke Hollingsworth  
Dan Metevier  
John Orgizovich

**Absent:**

None