

## **PLANNING AND ZONING COMMISSION**

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### **REGULAR MEETING**

**March 19, 2019**

#### **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  
Dan Metevier  
John Ogrizovich  
Elias Shaikh

##### **City Staff Present:**

Marc Kurbandsade, AICP, Director of Community Development  
Brian Bristow, RLA, Assistant Director of Parks and Recreation  
Hayley Angel, AICP Candidate, Planner  
Jordan Caudle, Planning Technician  
Braden Metcalf, City Attorney

#### **Call to Order and Announce a Quorum is Present:**

With a quorum of the Commissioners present, Chair Trahan called the meeting to order at 7:00 p.m. in the City Hall Council Chambers Room at Allen City Hall, 305 Century Parkway, Allen, Texas, 75013.

#### **Director's Report**

1. The Director discussed the action taken on the Planning & Zoning Commission items by City Council at the February 26, 2019, regular meeting and the March 12, 2019, Regular Meeting.

**Consent Agenda** (*Routine P&Z business: Consent Agenda is approved by a single majority vote. Items may be removed for open discussion by a request from a Commission member or member of staff.*)

2. Approve minutes from the February 19, 2019, regular meeting.
3. Capital Improvement Plan (CIP) Status Report.
4. Final Plat – Consider a Request for a Final Plat for Lot 2, Block A, Starcreek Village, being 3.403± Acres Located in the Francis Dosser Survey, Abstract No.

280; Generally Located Directly South of State Highway 121 and 371± Feet West of Watters Road. (PL-022019-0066) [Starcreek Village]

1<sup>st</sup> Vice-Chair Platt referenced a minor typographic error in the minutes, though the item was not pulled for individual consideration.

**Motion:** Upon a motion by 1<sup>st</sup> Vice-Chair Platt, and a second by Commissioner Autrey, the Commission voted 7 IN FAVOR, and 0 OPPOSED to approve the Consent Agenda. The motion carried.

### **Regular Agenda**

5. **Public Hearing** – Conduct a Public Hearing and Consider a Request for a Specific Use Permit SUP for a Fitness and Health Center Use for an Approximately 5,970± Square Foot Portion of a Building Located on Lot 1, Block A, Bethany Corner Addition; Generally Located at the Southeastern Corner of the Intersection of Bethany Drive and Greenville Avenue (and Commonly Known as 801 S. Greenville Avenue, Suite 108). (SUP-021919-0022) [The Jym]

Mr. Caudle, Planning Technician, presented the item to the Commission.

Mr. Caudle noted that staff is in support of the agenda item.

Chair Trahan opened the public hearing.

Jerome Davis, Plano, TX, the Applicant, discussed the proposed security, the company name, and the business's existing location.

Chair Trahan closed the public hearing.

The Commission discussed a previous fitness and health center use at the subject property, noise, and hours of operation.

**Motion:** Upon a motion by Commissioner Autrey, and a second by 2<sup>nd</sup> Vice-Chair Orr, the Commission voted 7 IN FAVOR, and 0 OPPOSED to approve the request for a Specific Use Permit SUP for a Fitness and Health Center Use, generally located at the southeastern corner of the intersection of Bethany Drive and Greenville Avenue (and commonly known as 801 S. Greenville Avenue, Suite 108). The motion carried.

**Executive Session (As Needed)**

The Executive Session was not held.

**Adjournment**

The meeting adjourned at 7:10 p.m.

These minutes approved this \_\_\_\_\_ day of \_\_\_\_\_ 2019.

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Ben Trahan, Chair

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Hayley Angel, AICP Candidate