City of Balcones Heights
PLANNING AND ZONING COMMISSION
3300 Hillcrest Drive, Balcones Heights, Tx 78201
Minutes

Date: September 18, 2018 Time: 6:05 p.m.

PZ MEMBERS PRESENT:	George Monsive	Dr. Richard Adam
	Helen Nicholson	Gloria Cantu
MEMBERS ABSENT:	None	
SIGN IN SHEET:	None	

I. CALL TO ORDER AND RECORDING OF QUORUM:

Meeting was called to order and quorum was present. Ashley Leising who was appointed, Chair of the Planning and Zoning Commission, has moved out of the city and has resigned.

II. BUSINESS ITEMS:

1. Approval of Minutes – July 17, 2018

MOTION: I would like to propose a motion to approve the minutes of July 17, 2018.

Motion by: Dr. Adam Second: Helen Nicholson 4/0/0 PASSED

2. **PUBLIC HEARING**: Special Use Permit request to operate a combination warehouse/juice production at 581 Spencer Lane.

City Administrator came up and gave a briefing prior to the Public Hearing.

Public Hearing opened at 6:12 p.m. and closed at 6:13 p.m.

3. **ACTION:** Special Use Permit application submitted by Chris Hinojosa to operate a combination warehouse/juice production at 581 Spencer Lane.

MOTION: In lieu of not having Mr. Hinojosa present I would like to make a motion to table this matter to the next meeting (October 16, 2018)

Motion by: Dr. Adam Second: Helen Nicholson 4/0/0 PASSED

4. **PUBLIC HEARING**: on the following city-initiated amendments to Chapter 153 of the Zoning Code:

Public Hearing opened at 6:26 p.m.

Amending Use Table 3.5-1 Use Matrix to read: Financial Services Banks – **S** (Special Use Permit) in O-1, O-2, C-1, C-2, MXD Districts

Amending 4.4(C) Industrial Buildings, (D) Commercial Buildings, (E) Office/Public Buildings, (F) Multifamily Buildings by adding a new subsection to that reads: Colors

Amending Table 12.15 to read: Hillcrest District – 8' Amending 12.15(C) by adding the following language - Exception: Hillcrest District maximum is 48 sq. ft.

At this time City Administrator David Harris gave a brief synopsis.

Public Hearing closed at 6:28 p.m.

5. **ACTION:** Amending Use Table 3.5-1 Use Matrix to read: Financial Services Banks – **S** (Special Use Permit) in O-1, O-2, C-1, C-2, MXD Districts

MOTION: I make a motion that we approve amending Use of Table 3.5-1 Use Matrix to read: Financial Services Banks Special Use Permit required.

Motion by: Dr. Adam Second: Helen Nicholson 4/0/0 PASSED

6. **ACTION:** Amending 4.4(C) Industrial Buildings, (D) Commercial Buildings, (E) Office/Public Buildings, (F) Multifamily Buildings by adding a new subsection to that reads: Colors

MOTION: Motion to make recommendation to direct attorney to prepare ordinance requiring earth tone color pallets.

Motion by: Dr. Adam Second: Helen Nicholson 4/0/0 PASSED

7. **ACTION:** Amending Table 12.15 to read: Hillcrest District – 8' Amending 12.15(C) by adding the following language - Exception: Hillcrest District maximum is 48 sq. ft.

Dr. Adam recused himself from voting for the reason that he has a business on Hillcrest Dr.

MOTION: I make a motion to amend Item #7 as read.

Motion by: Gloria Cantu Second: Helen Nicholson 3/0/0 PASSED

III. CITIZENS TO BE HEARD:

There were no citizens signed up to be heard.

IV. ADJOURNMENT:

Motion to adjourn was made by Dr. Adam and seconded by Helen Nicholson, approved and adjourned at 6:39 p.m.

Submitted by:

DELIA R. SANCHEZ
City Secretary