



PLANNING & ZONING COMMISSION
Meeting Minutes
June 1, 2021
1600 Commons Circle - Northlake, Texas 76226

A. Commissioner Chris Amarante called the first meeting of the Planning & Zoning Commission to order at 5:30 pm, quorum was present

Commissioners present: Chris Amarante, Kristen Dixon, Aaron Fowler, Michaela Monson
Jeff Nichols, Zolaina Parker, Danny Simpson

Staff present: Nathan Reddin, Development Director; Shirley Rogers, Town Secretary

B. Public Input – none received

C. New Business

1. Commissioner Parker made the motion to appoint Michaela Monson as Chairperson. 2nd by Commissioner Amarante
Vote: motion passed unanimous

Commissioner Simpson made the motion to appoint Jeff Nichols as Vice Chairperson. 2nd by Commissioner Dixon
Vote: motion passed unanimous

2. Nathan Reddin, Development Director, briefed the Commission on proposed text amendments to Section 8.2 "Accessory Uses and Structures" of Article 8 "Special Uses and General Regulations" of the Unified Development Code (UDC) to revise standards related to setbacks and provisions of variances for certain accessory uses and structures. Case # UDC-21-002

a. Chairperson Monson opened the public hearing at 6:01 pm
No one came forward for or against the proposed amendments
Chairperson Monson closed the public hearing at 6:01 pm

b. Commissioner Amarante made the motion to recommend the proposed text amendments to town council for consideration at their next council meeting with the following change under Section 8.2 Accessory Uses and Structures - L-3 Decking for in-ground or above-ground pools, spas, hot tubs and saunas shall be set back a minimum of five (5') feet from common property lines, shall meet all minimum setback requirements for front yards and side yards adjacent to a street, and may not be located within an easement. 2nd by Chairperson Monson.

Vote: motion passed unanimous



3. Nathan Reddin, Development Director, briefed the Commission on a final plat of Lot 1X-R & Lot 2, Block 26, Chadwick Farms Addition, being a replat of Lot 1X, Block 26, and a tract of land containing a total of 9.0812 acres located at the northwest corner of Chadwick Parkway and Cleveland-Gibbs Road, and zoned Mixed-Use Planned Development (MPD). Chadwick Farms, Ltd. is the owner/applicant. Kimley-Horn and Associates, Inc. is the engineer/surveyor. Case # FP-21-007
 - a. Chairperson Monson opened the public hearing at 6:07 pm
No one came forward for or against the final plat for approval
Chairperson Monson closed the public hearing at 6:07 pm
 - b. Commissioner Parker made the motion to approve the final plat. 2nd by Commissioner Fowler
Vote: motion passed unanimous

D. Chairperson Monson adjourned the meeting at 6:07 pm

Passed and approved on this the 29th day of June 2021.

Northlake Planning & Zoning Commission

Michaela Monson, Chairperson

Attest:

Shirley Rogers, Town Secretary

