

**State of Texas
County of Denton
City of Lake Dallas**

The Lake Dallas City Planning & Zoning Commission met in a regular meeting on December 21, 2017 in the Lake Dallas City Hall, 212 Main Street, with notice of the meeting given, as required by Title 5, Chapter 551.041 of the Texas Government Code. Chairperson Ben Gilbert called the meeting to order at 7:10 p.m.

1. Roll Call

Ben Gilbert
Melody Parlett
James Bragg
Raymond Daniels
Michelle Weikum

Chairperson, Member 1
Member Place 2
Member Place 3
Member Place 4
Member Place 5

Absent

None

Staff Present: Kevin Lasher Director of Development Services, Glenda Cowling Administrative Assistant, and Codi Delcambre City Secretary.

2. Pledges of Allegiance

Ben Gilbert led the Pledge of Allegiance.

3. Citizen Agenda & Public Comments

Ben Gilbert opened the Visitors/Citizens Agenda.

No one spoke

Ben Gilbert closed the Visitors/Citizens Agenda.

4. Approval of Minutes from Special Meeting called on November 16, 2017:

Motion Raymond Daniels motioned to approve the minutes from the Special Meeting on November 16, 2017 and it was second by Melody Parlett.

Ayes: Ben Gilbert, Melody Parlett, James Bragg, Raymond Daniels and Michelle Weikum.

Noes: None

Motion Passed

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- 5. Conduct a public hearing and make recommendation on a request for a non-residential masonry exception for the use of concrete plank siding on a an existing wood paneled building previously used as a residence, located on a 0.24 acre tract of land in the S. McCarroll Survey, Abstract No. 958, Denton County, Lake Dallas, Texas, and being a part of Lot 3 of Block C of Barmarchar Sites according to plat thereof recorded in Volume 418, Page 124, Deed Records, Denton County, Texas. The Property is commonly known as being located at 205 S. Lake Dallas Drive, situated at the northwest corner of Janet Street and S. Lake Dallas Drive. The property is zoned**

**C-3 Commercial District and is locating within the IH-35E Business Corridor District.
The applicant is Michael and Vonnet Ward. (Case ME171001**

Ben Gilbert opened the public hearing at 7:23 pm

Kathy Thompson, 203 S. Lake Dallas Drive spoke regarding concerns of the appearance of the siding

Ben Gilbert closed the public hearing at 7:27 pm

Motion James Bragg motioned to approve the Planning and Zoning Commission recommendation for the non-residential masonry exception for the use of concrete plank siding on an existing wood paneled building previously used as a residence, located on a 0.24 acre tract of land in the S. McCarroll Survey, Abstract No. 958, Denton County, Lake Dallas, on property more commonly known as being addressed as 205 S. Lake Dallas Drive and it was second by Melody Parlett.

Ayes: Ben Gilbert, Melody Parlett, James Bragg, Raymond Daniels, and Michelle Weikum.

Noes: None

Motion Passed

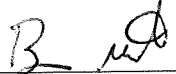
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6. Item pulled due to wording

7. Adjournment

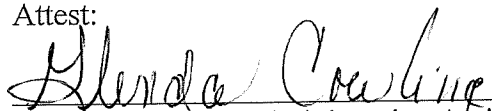
Chairperson Ben Gilbert adjourned the meeting at 7:30 p.m.

Approved:



Ben Gilbert, Chairperson

Attest:



Glenda Cowling, Administrative Assistant