

Jesse Terrell, Commissioner
Larry Granados, Commissioner
Donald J. Glacy, Commissioner



Jason Kasal, Vice Chairman
Victor Molaschi, Commissioner
Mark McCullough, Commissioner

**ROANOKE PLANNING AND ZONING MINUTES
SEPTEMBER 19, 2022
7:00 P.M.
ROANOKE CITY HALL
500 S. OAK STREET
ROANOKE, TEXAS 76262**

Present: Chairman Kristie Womack; Commissioners: Mark McCullough, Jesse Terrell, Donald J. Glacy, and Larry Granados, City Planner Kelly Carlson, and P&Z Secretary Sherry Gragg.

Absent: Vice Chairman Jason Kasal and Commissioner Victor Molaschi.

A. CALL TO ORDER

Meeting called to order at 7:00 p.m.

B. PUBLIC INPUT

No one wished to speak.

C. APPROVAL OF THE MINUTES

1. Motion made by Donald J. Glacy second by Mark McCullough to approve the minutes from the regular Planning and Zoning Commission meeting held on August 15, 2022.

Motion carried unanimously.

D. NEW BUSINESS

1. Public hearing to consider amending the Comprehensive Zoning Ordinance of the City of Roanoke, Texas, on approximately 15.036 acres of land located in the M.E.P. & P.R.R Co. Survey, Abstract Number 943, City of Roanoke, Denton County, Texas, by changing the zoning on the approximately 15.036 acres of land from Retail (R) District to Planned Development (PD) District with multi-family uses; prescribing the permissible uses. The property is generally located on the north side of W Hwy 114, approximately one (1) mile west of Hwy 377 adjacent to the Compass Church property. (Ordinance No. 2022-128)

Public hearing started at 7:02 p.m.

No one wished to speak.

Public hearing ended at 7:02 p.m.

2. Motion made by Donald J. Glacy second by Larry Granados to table until October 17, 2022 Planning and Zoning Commission meeting, Ordinance No. 2022-128, a zoning request from Adam Smith to amend the Comprehensive Zoning Ordinance of the City Of Roanoke, Texas, on approximately 15.036 acres of land situated in the M.E.P. & P.R.R CO. Survey, Abstract Number 943, City Of Roanoke, Denton County, Texas, by changing the zoning from Retail (R) District to Planned Development (PD) District with multi-family uses. The property is generally located on the north side of W Hwy 114, approximately one (1) mile west of Hwy 377 adjacent to the Compass Church property.

Motion carried 4-1-0. Commissioner Jesse Terrell was opposed.



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3. Public hearing to consider amending the Comprehensive Zoning Ordinance, by granting a change in zoning from Oak Street Corridor Zoning District – Hwy 377 Zone to Oak Street Corridor Zoning District – Hwy 377 Zone – Specific Use Permit (Oak Street Corridor Zoning District – Hwy 377 Zone – SUP) to allow the sale of alcoholic beverages at Lot 10R, Block 21 of the Original Town of Roanoke Addition, an addition located within the City of Roanoke, Denton County, Texas, and having a street address of 409 N. Oak Street, Roanoke, Texas. (Ordinance No. 2022-129 / SUP 2022-07)

No action was taken on this item.

4. Consideration and recommendation on approval of Ordinance No. 2022-129 an ordinance of the city of Roanoke, Texas, amending the comprehensive zoning ordinance and as heretofore amended, by granting a change in zoning from Oak Street Corridor - Oak Street to Oak Street Corridor-Oak Street - Specific Use Permit (SUP 2022-07) to allow the sale of alcoholic beverages on block 21 lot 10R in the Old Town Roanoke Addition, an addition to the City of Roanoke, Denton County, Texas, and having a street address of 409 N Oak Street suite #100. The property is generally located on the SW corner of N Oak Street and Denton Street.

No action was taken on this item.

5. Motion made by Mark McCullough second by Donald J. Glacy to approve a Site Plan (SP 2022-09) request from Integrity Group for a two (2) story bank building on approximately 2.4 acres of land located in the Roanoke City Center Addition, an addition to the City of Roanoke, Denton County Texas. The property is generally located on the northeast corner of Union Ave and US Hwy 377 and is directly across the street from City Hall on S. Oak Street.

Motion carried unanimously.

6. Motion made by Jesse Terrell second by Donald J. Glacy to approve, contingent with 50 additional trees being planted throughout the back side of the property, an amendment to Site Plan (SP 2020-01) request from BN Roanoke Partner L.P., located at 1230 W. Hwy 114, for the screening wall requirement standard for PD-2012-111 Exhibit 1.

Motion carried unanimously.

E. ADJOURNMENT

Motion made by Mark McCullough second by Larry Granados to adjourn the meeting at 8:00 p.m.

Motion carried unanimously.


Sherry Gragg, P&Z Secretary


Kristie Womack, Chairman