Jesse Terrell, Commissioner
Victor Molaschi, Commissioner
Larry Granados, Commissioner

Randy Corn, Chairman

Jason Kasal, Commissioner
Kristie Womack, Vice Chairman
Mark McCullough, Commissioner

ROANOKE PLANNING AND ZONING MINUTES
DECEMBER 7, 2020
7:00 P.M.
ROANOKE CITY HALL
500 S. OAK STREET
ROANOKE, TEXAS 76262

Present: Chairman Randy Corn; Vice Chairman Kristie Womack; Commissioners: Jesse Terrell, Jason Kasal, Mark McCullough, Victor Molaschi, and Larry Granados. Planning Mananger J.R. Hames, and City Secretary April S. Hill.

A. CALL TO ORDER

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

B. APPROVAL OF THE MINUTES

1. Motion made by Jesse Terrell second by Mark McCullough to approve the minutes from the regular Planning and Zoning Commission meeting held on October 19, 2020.

Motion carried 5-0-1. Vice Chairman Kristie Womack abstained, as she was not present at this meeting.

C. NEW BUSINESS

1. Public hearing to consider amending the Comprehensive Zoning Ordinance, by granting a change in zoning from Oak Street Corridor Zoning – Civic/Mixed Use Zone to Oak Street Corridor Zoning – Civic/Mixed Use Zone Specific Use Permit (Oak Street Corridor Zoning – Civic/Mixed Use Zone - SUP) to allow the sale of alcoholic beverages on Block C, Lot 1 of the Roanoke City Center Addition, and having a street address of 400 S. Oak Street #150, Roanoke, Texas. (Ordinance No. 2020-141)

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 Victor Molaschi second by Kristie Womack to approve Ordinance No. 2020-141 amending the Comprehensive Zoning Ordinance, by granting a change in zoning from Oak Street Corridor Zoning – Civic/Mixed Use to Oak Street Corridor Zoning – Civic/Mixed Use Zone Specific Use Permit (Oak Street Corridor Zoning – Civic/Mixed Use Zone - SUP) to allow the sale of alcoholic beverages on Lot 1, Block C of the Original Town Of Roanoke Addition, located at 400 S. Oak Street #150.

Motion carried unanimously.

3. Public hearing to consider amending Planned Development District Ordinance No. 96-117, and the Comprehensive Zoning Ordinance of the City of Roanoke, Texas, by amending Exhibit B, entitled "Development Standards" by amending Sections 2, 3, and 4 to authorize an Amusement Services (Indoor) Use as a permitted use within Tracts 1, 2, 3, 8, 9, 10, 13, 14 and 15 of the Homestead Planned Development District. (Ordinance No. 2020-142)

Public hearing started at 7:04 p.m.

No one wished to speak.

Public hearing ended at 7:04 p.m.

4. Motion made by Victor Molaschi second by Mark McCullough to approve Ordinance 2020-142 to amend the Comprehensive Zoning Ordinance of the City of Roanoke, Texas, by granting a change in zoning by amending Planned Development District (96-117) entitled "The Homestead" by amending exhibit b, entitled "development standards" by amending sections 2, 3, and 4 to authorize an amusement services (indoor) use as a permitted use within tracts 1, 2, 3, 8, 9, 10, 13, 14 and 15 of the Homestead Planned Development District.

Motion carried 5-1-0. Commissioner Jesse Terrell was opposed.

5. Public hearing to consider amending the Comprehensive Zoning Ordinance, by granting a change in zoning from Planned Development District Ordinance No. 96-117 to Planned Development District Ordinance No. 96-117- Specific Use Permit to allow the sale of alcoholic beverages on Block 7, Lot 13R1A of the Homestead Retail Addition, and having a street address of 1212 N. Hwy 377, Suite 103, Roanoke, Texas. (Ordinance No. 2020-143)

Public hearing started at 7:09 p.m.

Applicants Ryan Fuller and Cyndy Brown, 3736 Holly Brook Drive, Fort Worth, Texas, gave an overview of their proposed project, Flannel Jax. Mr. Fuller stated that they are available to answer any question the Commission may have.

Public hearing ended at 7:10 p.m.

6. Motion made by Mark McCullough second by Kristie Womack to approve Ordinance No. 2020-143 an ordinance of the city of Roanoke, Texas, amending the comprehensive zoning ordinance and as heretofore amended, by granting a change in zoning from Planned Development district Ordinance no. 96-117 to Planned Development district Ordinance no. 96-117- Specific Use Permit to allow the sale of alcoholic beverages on block 7, lot 13r1a of the Homestead Retail Addition, an addition to the City of Roanoke, Denton County, Texas, and being more particularly described and or depicted in exhibit a, which is attached hereto and incorporated herein, and having a street address of 1212 n. Hwy 377, suite 103, Roanoke, Texas.

Motion carried 5-1-0. Commissioner Larry Granados was opposed.

D. ADJOURNMENT

Motion made by Jason Kasal second by Kristie Womack to adjourn the meeting at 7:16 p.m.

Motion carried unanimously.

Randy Corn, Chairman

April S. Hill, City Secretary