

RECEIVED

2017 FEB 24 PM 4:45

CITY SECRETARY  
DALLAS, TEXAS



Public Notice

17 02 19

POSTED CITY SECRETARY  
DALLAS, TX

CITY OF DALLAS  
**PUBLIC HEARING POSTING**  
CITY PLAN COMMISSION  
HEARING  
Thursday, March 2, 2017

**BUS TOUR** 5ES 9:00 a.m.

**BRIEFINGS** 5ES Following bus tour

**PUBLIC HEARINGS** City Council Chambers 1:30 p.m.

**PURPOSE:** To consider the attached agendas and any other business that may come before this Commission.

**\* All meeting rooms and chambers are located in Dallas City Hall, 1500 Marilla, Dallas, Texas  
For location of bus tour, see attached agenda.**

Handgun Prohibition Notice for Meetings of Governmental Entities

"Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."

*"De acuerdo con la sección 30.06 del código penal (ingreso sin autorización de un titular de una licencia con una pistola oculta), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola oculta."*

"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."

*"De acuerdo con la sección 30.07 del código penal (ingreso sin autorización de un titular de una licencia con una pistola a la vista), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola a la vista."*



**CITY OF DALLAS**

**CITY PLAN COMMISSION**

**BUS TOUR AGENDA**

Thursday, March 2, 2017

9:00 a.m.

(The City Plan Commission may visit any site that appears on the March 2, 2017, City Plan Commission agenda as necessary.)

---

The City Plan Commission will meet at City Hall, 1500 Marilla Street, in Room 5ES at 9:00 a.m., and then transfer to the bus for the tour.

**Z145-300(SH)**

Sharon Hurd  
(CC District 2)

An application for a new subdistrict on property zoned Subdistricts 4 and 5 within Planned Development District No. 462, and an MF-2(A) Multifamily District, on the northeast side of Henderson Avenue, between McMillan Avenue and Glencoe Street, and the southwest side of Henderson Avenue, east of Glencoe Street.

**Z145-310(DL)**

Diana Lowrance  
(CC District 4)

A City Council authorized hearing to determine proper zoning on property zoned an IR Industrial Research, a CS Commercial Service, a P(A) Parking, an R-5(A) Single Family Residential, a CR Community Retail, and an RR Regional Retail Districts on property generally bounded by a Texas Utility Easement on the northeast, Cedar Crest Boulevard on the east, both sides of 11<sup>th</sup> Street on the south, Corinth Street on the west, and Parkway Avenue and a DART right-of-way on the northwest with consideration given to appropriate uses, development standards, parking, landscape, sign and other appropriate regulations.

**Z156-155(SH)**

Sharon Hurd  
(CC District 11)

An application to amend Planned Development District No. 750 for certain mixed uses on property generally on the northwest corner of North Central Expressway and Walnut Hill Lane.

**Z156-360(PD)**

Pamela Daniel  
(CC District 7)

An application for a Specific Use Permit for a motor vehicle fueling station on property zoned an NS(A)-D-1 Neighborhood Service District with a D-1 Liquor Overlay Control on the west corner of Buckner Boulevard and St. Francis Avenue.

**Z167-106(SH)**

Sharon Hurd  
(CC District 3)

An application for a Planned Development District for single family uses on property zoned an R-10(A) Single Family District with Specific Use Permit No. 541 on the southwest corner of Blue Ridge Boulevard and Rio Grande Avenue.

- Z167-115(SM)**  
Sarah May  
(CC District 14)      An application for a new subdistrict on property zoned Subdistrict E-F, Center Core Area, within Planned Development District No. 281 the Lakewood Special Purpose District to allow multifamily uses on the north side of Oram Street, east of Kidwell Street.
- Z167-155(OTH)**  
Olga Torres Holyoak  
(CC District 3)      An application for a Planned Development District for single family uses on property zoned an R-10(A) Single Family District on the southeast corner of West Kiest Boulevard and Rio Grande Avenue.
- Z167-164(WE)**  
Warren Ellis  
(CC District 1)      An application for a Specific Use Permit for an alcoholic beverage establishment limited to a bar, lounge or tavern and a private club on property zoned Subdistrict 6 (Davis Corridor) within Planned Development District No. 830 on the east side of North Tyler Street, between Fouraker Street and West Davis Street.

Handgun Prohibition Notice for Meetings of Governmental Entities

"Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."

*"De acuerdo con la sección 30.06 del código penal (ingreso sin autorización de un titular de una licencia con una pistola oculta), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola oculta."*

"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."

*"De acuerdo con la sección 30.07 del código penal (ingreso sin autorización de un titular de una licencia con una pistola a la vista), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola a la vista."*



**CITY OF DALLAS**  
**CITY PLAN COMMISSION**  
Thursday, March 2, 2017  
**AGENDA**

---

BUS TOUR:		9:00 a.m.
BRIEFINGS:	5ES	Following bus tour
PUBLIC HEARING:	Council Chambers	1:30 p.m.

---

\*The City Plan Commission may be briefed on any item on the agenda if it becomes necessary.

---

David Cossum, Director  
Neva Dean, Assistant Director of Current Planning

---

**BRIEFINGS:**

Subdivision Docket  
Zoning Docket

**ACTION ITEMS:**

Subdivision Docket

Planner: Mohammad Bordbar

Consent Items:

- (1) **S167-092**  
(CC District 3)
- An application to replat a 9.3093-acre tract of land containing all of Lot 193A and part of Lots 194 and 198 in City Block 8031 on property located on Crystal Lake Boulevard at Ledbetter Drive, northeast corner.  
Applicant/Owner: Cambodian Buddhist Temple  
Surveyor: Votex Surveying, Company  
Application Filed: February 1, 2017  
Zoning: MF-2(A)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
- (2) **S167-093**  
(CC District 8)
- An application to create a 29.40-acre lot from a tract land in City Block 7566 on property bounded by Wheatland Road, Indian Ridge Trail, Algebra Drive, and Mckissick Lane.  
Applicant/Owner: Dallas Independent School District  
Surveyor: ARS Engineers, Inc.  
Application Filed: February 1, 2017  
Zoning: R-7.5(A)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.

- (3) **S167-094**  
(CC District 14) An application to replat a 3.907-acre tract of land containing all of Lots 3 through 8 in City Block A/1991 into one lot on property located on Henderson Avenue at Manett Street, southwest corner.  
Applicant/Owner: Dallas Independent School District  
Surveyor: Gonzalez and Schneeberg Engineering and Surveyors, Inc.  
Application Filed: February 1, 2017  
Zoning: TH-3(A), MF-2(A)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
- (4) **S167-095**  
(CC District ETJ) An application to create one 46.672-acre and one 13.803-acre lots from a 60.47-acre tract of land on property located on FM 740 south of Saddle Club Drive in Kaufman County.  
Owners: Oncor Electric Delivery Company, LLC  
Surveyor: Halff Associates, Inc.  
Application Filed: February 1, 2017  
Zoning: ETJ  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
- (5) **S167-097**  
(CC District 2) An application to replat 37.1-acre tract of land containing all of Lots 2 through 5 and common area A and B in City Block E/2367 into 11 lots ranging in size from 0.313-acre to 2.656-acre on property located on Mockingbird Lane at Maple Avenue, southwest corner.  
Applicant/Owner: Greenway-Mockingbird, L.P. and Mockingbird Venture Partners, LLC  
Surveyor: Kimley-Horn & Associates  
Application Filed: February 2, 2017  
Zoning: IR, PD 759 (Subarea 1)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
- (6) **S167-099**  
(CC District 2) An application to replat a 0.797-acre tract of land containing all of Lot 24 in City Block C/1990 and all of Lots 4 through 6 in City Block 9/696 to create one lot on property located on Bennett Avenue, northwest of Fuqua.  
Owner: AHC Development Dallas I, LLC  
Surveyor: O'Neal Surveying Co.  
Application Filed: February 2, 2017  
Zoning: MF-2(A)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.

- (7) **S167-102**  
(CC District 9)
- An application to create a 7.374-acre lot from tracts of land in City Block 7770 on property located on Ferguson Road at Barnes Bridge Road, northeast corner.  
Applicant/Owner: North Texas Municipal Water District  
Surveyor: Gorrondona and Associates, Inc.  
Application Filed: February 3, 2017  
Zoning: PD 973  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
- (8) **S167-103**  
(CC District 2)
- An application to replat a 1.826-acre tract of land containing all of Lots 1 through 6, and part of Lots 7 and 8 in City Block 10/2471; all of Lots 1 through 6 and part of Lots 7 through 12 in City Block 5/2459; and all of an abandoned 15-foot alley, to create a 27 lot Shared Access Development and one Common Area on property located on Holland Avenue between Wheeler Street and Mahanna Street.  
Applicant/Owner: CND-Cityville, LLC.  
Surveyor: Pacheco Koch  
Application Filed: February 3, 2017  
Zoning: PD 193 (PDS 67, Tract F)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
- (9) **S167-104**  
(CC District 2)
- An application to replat a 1.240-acre tract of land containing all of Lots 9 through 11, and part of Lots 7, 8, and 12 in City Block 10/2471; part of Lots 7 through 12 in City Block 5/2459; and an abandoned portion of Gilbert Avenue, to create a 26 lot Shared Access Development on property located on Gilbert Avenue between Wheeler Street and Mahanna Street.  
Applicant/Owner: CND-Cityville, LLC.  
Surveyor: Pacheco Koch  
Application Filed: February 3, 2017  
Zoning: PD 193 (PDS 67, Tract F)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
- (10) **S167-105**  
(CC District 2)
- An application to replat a 1.930-acre tract of land containing all of Lots 25 through 30, all of Lots 46 through 48, Lot 43B in City Block 14/717 and part of an abandon 20-Foot alley to create one lot on property located on McKell Street at San Jacinto Street, southeast corner.  
Applicant/Owner: AT&T Communication of Texas, Ltd.  
Surveyor: Raymond L. Goodson JR., Inc.  
Application Filed: February 2, 2017  
Zoning: PD 298(Subarea 3)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.

- (11) **S167-106**  
(CC District 3) An application to create a 6.480-acre lot from tracts of land in City Block 6626 on property located on R.L. Thornton Freeway (Interstate Highway No. 35E), north of Millett Drive.  
Applicant/Owner: S.E. Cemeteries of Texas, Inc.  
Surveyor: CBG Surveying, Inc.  
Application Filed: February 3, 2017  
Zoning: R-7.5(A)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
- (12) **S167-107**  
(CC District 2) An application to create a 7.20-acre lot from tracts of land in City Block 7920 on property located on Plantation Road at Wyche Boulevard, southwest corner.  
Applicant/Owner: Ben E. Keith  
Surveyor: Halff Associate, Inc.  
Application Filed: February 3, 2017  
Zoning: IM  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.

Building Line Reductions/Removal:

- (13) **S167-098**  
(CC District 13) An application to replat all of Lot 7 in City Block 12A/5585 to reduce a portion of the existing platted 50 foot building line along Northwest Highway (Loop 12) to 42 foot on property located on Northwest Highway (Loop 12) at Inwood Road, northwest corner.  
Applicant/Owner: Kirk A. Watson  
Surveyor: Votex Surveying Company  
Application Filed: February 2, 2017  
Zoning: R-1ac(A)  
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.

Residential Replats:

- (14) **S167-096**  
(CC District 13) An application to replat a 3.554-acre tract of land containing all of Lots 1 and 2 in City Block C/5534 to create one 1.538-acre lot and one 2.014-acre lot on property located on Catina Lane at Lennox Lane, southwest corner.  
Applicant/Owner: Jody and Sterling O'Donnell and Patricia Deason Miller  
Surveyor: Surdukan Surveying, Inc.  
Application Filed: February 2, 2017  
Zoning: R-1ac(A)  
Staff Recommendation: **Approval**

(15) **S167-100**  
(CC District 7)

An application to replat a 2.398-acre tract of land containing all of Lots 39A, 58, and part of Lot 57 in City Block 6784 into one 1.014-acre lot and one 1.385-acre lot on property located on Military Parkway between Pruitt Avenue and Cypress Avenue.

Applicant/Owner: Elim Romanian Church

Surveyor: CBG Surveyiung, Inc.

Application Filed: February 3, 2017

Zoning: R-7.5(A)

Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.

Certificates of Appropriateness for Signs:

**1701090020**  
Sharon Hurd  
(CC District 14)

An application for a Certificate of Appropriateness by Jeremy Johnson of Parkerson ACME Sign Co., LLC, for a 22-square-foot lower projecting attached sign at 1512 Commerce Street (north elevation).

Staff Recommendation: **Approval**

Special Sign District Advisory Committee: **Approval**

Applicant: Jeremy Johnson

**1701180019**  
Sharon Hurd  
(CC District 14)

An application for a Certificate of Appropriateness by Mindy McMorris of Artografx, Inc., for a 210-square-foot attached sign at 1920 McKinney Avenue (north elevation).

Staff Recommendation: **Approval**

Special Sign District Advisory Committee: **Approval**, subject to conditions.

Applicant: Mindi McMorris

Miscellaneous Items:

**M167-009**  
Sharon Hurd  
(CC District 6)

An application for a minor amendment to the development plan on property zoned Tract 2 of Planned Development District No. 508, on the southwest corner of Bickers Street and North Hampton Road.

Staff Recommendation: **Approval**

Applicant: Mercy Street

Representative: Dayton Macatee

**M167-011**  
Sharon Hurd  
(CC District 3)

An application for a minor amendment to the site/landscape plan for Specific Use Permit No. 1551 for a utility or government installation other than listed for an animal shelter with outside runs on property zoned an IR Industrial Research District on the northeast corner on Interstate Highway 30 and Westmoreland Avenue.

Staff Recommendation: **Approval**

Applicant: Stefan Kessler

Representative: Rick Galceran, P.E., Public Works Department Director



**M167-019**  
Pamela Daniel  
(CC District 12)

An application for a minor amendment to the site/landscape plan for Specific Use Permit No. 1200 for a Public School on property zoned an R-7.5(A) Single Family District, on the northeast corner of Campbell Road and Richwater Drive.

Staff Recommendation: **Approval**

Applicant: Plano Independent School District

Representative: Santos Martinez, Masterplan Consultants

Thoroughfare Plan Amendments:

**Commerce Street from Houston Street to Cesar Chavez Boulevard; Akard Street between Jackson Street and Wood Street; Akard Street from Wood Street to Young Street; Jackson Street between Field Street and 350 feet west of Lane Street; Jackson Street from 350 feet west of Lane Street to Cesar Chavez Boulevard; and Wood Street from Griffin Street to Pearl Expressway**

Tanya Brooks  
(CC District 2 & 14)

Amendments to the City of Dallas Central Business District Streets and Vehicular Circulation Plan to change the operational characteristics on: (1) change the operational characteristics of Commerce Street from Houston Street to Cesar Chavez Boulevard from a four-lane eastbound roadway in 80 feet of right-of-way to a three-lane eastbound roadway in 80 feet of right-of-way; (2) delete Akard Street between Jackson Street and Wood Street; (3) change the operational characteristics of Akard Street from Wood Street to Young Street from a three-lane southbound roadway in 61-74 feet of right-of-way to a one-lane northbound and one-lane southbound roadway in 61-74 feet of right-of-way; (4) delete Jackson Street between Field Street and 350 feet west of Lane Street; (5) change the operational characteristics of Jackson Street from 350 feet west of Lane Street to Cesar Chavez Boulevard from a three-lane westbound roadway in 50-70 feet of right-of-way to a one-lane westbound and one-lane eastbound roadway in 50-70 feet of right-of-way; (6) change the operational characteristics of Wood Street from Griffin Street to Pearl Expressway from a three-lane eastbound roadway in 45-80 feet of right-of-way to a one-lane westbound and one-lane eastbound roadway in 45-80 feet of right-of-way.

Staff Recommendation: **Approval** of the proposed thoroughfare plan amendments contingent on the approval of the proposed plan, the conformity with the adopted Dallas Complete Streets Manual and stakeholder support.

CPC Transportation Committee Recommendation: **Approval**

Zoning Cases – Consent:

1. **Z156-348(AR)**  
Andrew Ruegg  
(CC District 9)  
An application for a D-1 Liquor Control Overlay and a Specific Use Permit for the sale of alcoholic beverages in conjunction with a restaurant without drive-in service on property zoned a CR-D Community Retail District with a D Liquor Control Overlay, on the southeast side of Garland Road, north of Alvin Street.  
Staff Recommendation: **Approval** of the D-1 Liquor Control Overlay; and **approval** of the Specific Use Permit for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions.  
Applicant: Hacienda 2 Monterrey, Inc.  
Representative: Pamela Craig
2. **Z167-157(KK)**  
Kiesha Kay  
(CC District 2)  
An application for P(A) Parking District on property zoned an R-7.5(A) Single Family District and a portion of Planned Development District No. 136, on the north side of Culver Street, west of Beeman Avenue.  
Staff Recommendation: **Approval**, subject to a site plan.  
Applicant: St. Luke Community United Methodist Church  
Representative: White & Wiggins, LLP., Martha Melaku
3. **Z156-273(OTH)**  
Olga Torres Holyoak  
(CC District 8)  
An application for a Specific Use Permit for the placement of fill material on property zoned an A(A) Agricultural District and R-10(A) Single Family District on the east side of Haymarket Road, south of LBJ Freeway.  
Staff Recommendation: **Approval** for a three-year period, subject to an operations plan and conditions.  
Applicant: Ruibal's Farms LP  
Representative: Santos Martinez, Masterplan
4. **Z156-301(OTH)**  
Olga Torres Holyoak  
(CC District 6)  
An application for a P(A) Parking District on property zoned an R-5(A) Single Family District on the north side of Life Avenue, east of Puget Street.  
Staff Recommendation: **Hold under advisement to April 6, 2017.**  
Applicant: Greater Progressive Baptist Church  
Representative: The Dimension Group
5. **Z156-277(WE)**  
Warren Ellis  
(CC District 7)  
An application for a CR Community Retail District with deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District on the northeast corner of North Prairie Creek Road and Scyene Road.  
Staff Recommendation: **Approval**, subject to deed restrictions volunteered by the applicant.  
Applicant/Representative: Kent Carter

Zoning Cases – Under Advisement:

6. **Z145-157(WE)**  
Warren Ellis  
(CC District 13)

An application for an amendment to, and an expansion of, Planned Development District No. 400 for R-16(A) Single Family District and private school uses on property zoned an R-16(A) Single Family District and Planned Development District No. 400, on the west line of Midway Road, north of South Better Drive.

Staff Recommendation: **Approval**, subject to a revised development plan, buffer landscape plan, buffer landscape plan detail, tree preservation list, traffic management plan and staff's recommended conditions.

Applicant: The Episcopal School of Dallas, Inc., & WBL Family Investments, Inc.

Representative: Kirk Williams and Laura Hoffmann, Winstead PC

Bus Tour Date: July 21, 2016

U/A From: November 10, 2016, November 17, 2016, January 5, 2017 and February 2, 2017.

7. **Z167-164(WE)**  
Warren Ellis  
(CC District 1)

An application for a Specific Use Permit for an alcoholic beverage establishment limited to a bar, lounge or tavern and a private club on property zoned Subdistrict 6 (Davis Corridor) within Planned Development District No. 830 on the east side of North Tyler Street, between Fouraker Street and West Davis Street.

Staff Recommendation: **Approval** for a two-year period, subject to a site plan and conditions.

Applicant: Good Space X, LLC - David Spence Sole Owner

Representative: Santos Martinez – MASTERPLAN

U/A From: February 16, 2017.

8. **Z167-138(SM)**  
Sarah May  
(CC District 5)

An application to renew Specific Use Permit No. 2138 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned a CR-D-1 Community Retail District with a D-1 Liquor Control Overlay on the south side of Military Parkway, between Scottsdale Drive and McNeil Street.

Staff Recommendation: **Hold under advisement until April 6, 2017.**

Applicant: Kijan Market, LLC

Representative: Pamela Craig

U/A From: February 2, 2017.

9. **Z156-360(PD)**  
Pamela Daniel  
(CC District 7)
- An application for a Specific Use Permit for a motor vehicle fueling station on property zoned an NS(A)-D-1 Neighborhood Service District with a D-1 Liquor Overlay Control on the west corner of Buckner Boulevard and St. Francis Avenue.  
Staff Recommendation: **Approval** for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan, landscape plan and conditions.  
Applicant: Sikka Investments LLC  
Representative: S.I. Abed  
U/A From: January 19, 2017 and February 16, 2017.
10. **Z156-334(OTH)**  
Olga Torres Holyoak  
(CC District 2)
- An application for a Planned Development District for R-7.5(A) Single Family District uses and a child-care facility and repealing Specific Use Permit No. 597 for a day nursery on property zoned an R-7.5(A) Single Family District, on the northwest corner of Inwood Road and Oriole Drive.  
Staff Recommendation: **Approval**, subject to a development plan and conditions; and **approval** of the repealing of Specific Use Permit No. 597.  
Applicant: Park Cities Pre School LLC  
Representative: Karl A. Crawley, MASTERPLAN  
U/A From: November 10, 2016, November 17, 2016, December 15, 2016 and January 19, 2017 and February 16, 2017.

Zoning Cases – Individual:

11. **Z156-255(OTH)**  
Olga Torres Holyoak  
(CC District 9)
- An application for a Planned Development District for RR Regional Retail District uses and multifamily use by right and termination of the existing deed restrictions on property zoned an RR Regional Retail District with deed restrictions on the northwest corner of Abrams Road and Northwest Highway.  
Staff Recommendation: **Approval**, subject to a conceptual plan and conditions.  
Applicant: Ainbinder Northwest Highway, LLC  
Representative: Karl Crawley/Dallas Cothrum, Masterplan  
Bus Tour Date: July 21, 2016
12. **Z167-131(OTH)**  
Olga Torres Holyoak  
(CC District 14)
- An application for a Planned Development Subdistrict for O-2 subdistrict and a restaurant by right and to reduce the front yard setback on property zoned an O-2 Office Subdistrict within Planned Development No. 193, the Oak Lawn Special Purpose District, on the north corner of Turtle Creek Boulevard and Gillespie Street.  
Staff Recommendation: **Denial**  
Applicant: Piedmont Park Place, LP  
Representative: Robert Baldwin

Other Matters:

Minutes: February 16, 2017

Adjournment

**CITY PLAN COMMISSION PUBLIC COMMITTEE MEETINGS**

None

### **EXECUTIVE SESSION NOTICE**

The Commission may hold a closed executive session regarding any item on this agenda when:

1. seeking the advice of its attorney about pending or contemplated litigation, settlement offers, or any matter in which the duty of the attorney to the Commission/Board under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act. [Tex. Govt. Code §551.071]
2. deliberating the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.072]
3. deliberating a negotiated contract for a prospective gift or donation to the city if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.073]
4. deliberating the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee unless the officer or employee who is the subject of the deliberation or hearing requests a public hearing. [Tex. Govt. Code §551.074]
5. deliberating the deployment, or specific occasions for implementation, of security personnel or devices. [Tex. Govt. Code §551.076]
6. discussing or deliberating commercial or financial information that the city has received from a business prospect that the city seeks to have locate, stay or expand in or near the city and with which the city is conducting economic development negotiations; or deliberating the offer of a financial or other incentive to a business prospect. [Tex Govt. Code §551.086]