



REGULAR MEETING MINUTES
PLANNING & ZONING COMMISSION
CITY OF LANCASTER, TEXAS
THURSDAY, AUGUST 8, 2013



427

CALL TO ORDER:

Chair Wright called the meeting to order at 7:00 p.m. on August 8, 2013.

COMMISSIONERS

QUINNIE WRIGHT, CHAIR
JAMES MITCHELL - ABSENT
LAWRENCE PROTHRO, VICE CHAIR
GENEVIVE ROBINSON
TOM BARNETT

CITY STAFF

RONA STRINGFELLOW

MANAGING DIRECTOR OF PUBLIC
WORKS/DEVELOPMENT SERVICES
SENIOR PLANNER
CITY ATTORNEY

SURUPA SEN
JULIE DOSHER

CITIZENS COMMENTS: (At this time citizens will be allowed to speak only on matters contained on the Planning and Zoning Commission agenda)

ACTION

1. **PS13-09** Discuss and consider a Final Plat for Lots 2 and 3, Block 1, Southpointe Corporate Center, situated in Silas B Runyon Survey, Abstract No. 1199, an addition to the City of Lancaster, Dallas County, Texas. The property is located at the North-East corner of Southpointe Drive and Corporate Drive.

Senior Planner Surupa Sen gave a presentation stating that the applicant is requesting to final plat approximately 23.72 acres into two lots, located in the Lancaster Warehouse District.

Chair Wright asked if there were any questions of staff.

Vice Chair Prothro asked both staff and applicant if In and Out Distribution Center was going to go on this land for sure.

Brian Satagaj, Halff and Associates, 3803 Parkwood Blvd, Suite 800, Frisco, TX 75034, stated that part of the sale with In and Out Distribution Center is contingent on getting the land final platted into the two lots, so that In and Out Burger can purchase the bigger lot.

Chair Wright asked if this plan is in line with the comprehensive plan that is already in place.

Senior Planner Surupa Sen replied that it is in line with the comprehensive plan and zoning.



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Commissioner Robinson asked if there are any other prospects to buy this land other than In and Out Burger.

Senior Planner Surupa Sen stated that as of now, there are no other prospects.

Chair Wright asked if there are any other distribution centers in that area already.

Senior Planner Surupa Sen stated that there is the newly built Kia distribution center to the right of the land.

Managing Director Rona Stringfellow asked to elaborate, stating that the entire site will serve seven buildings in all. All of the buildings being clean, logistic type warehouses instead of the heavy trucking companies.

Chair Wright entertained a motion.

VICE CHAIR PROTHRO MADE THE MOTION TO APPROVE PS13-09, SECONDED BY COMMISSIONER ROBINSON.

AYES: BARNETT, PROTHRO, ROBINSON, WRIGHT

NAYES: NONE

THE MOTION CARRIED 4-0.

Chair Wright entertained a motion to adjourn.

A MOTION WAS MADE BY VICE CHAIR PROTHRO AND SECONDED BY COMMISSIONER BARNETT TO ADJOURN.

AYES: BARNETT, PROTHRO, ROBINSON, WRIGHT

NAYES: NONE

THE MOTION CARRIED 4-0

Meeting was adjourned at 7:14 p.m.

Quinnie Wright, Chair

ATTEST

Surupa Sen, Senior Planner