

THE BARTONVILLE PLANNING AND ZONING COMMISSION MEETING HELD ON THE 6th DAY OF FEBRUARY, 2019, AT BARTONVILLE TOWN HALL, 1941 E. JETER ROAD, BARTONVILLE, TX 76226, COUNTY OF DENTON, TEXAS AT 7:00 P.M.

The Planning and Zoning Commission met in a regular meeting with the following members present:

Ralph Arment, Chairman
Gloria McDonald, Vice-Chairman
Don Abernathy, Commissioner
Harry Otto, Commissioner
Brenda Hoyt-Stenovitch, Alternate 1
Jim Roberts, Alternate 2

Not Present:

Gregory Peck, Commissioner

Also present:

Michael Montgomery, Town Administrator
Ed Voss, Town Attorney

There constituting a quorum, the following business took place:

A. CALL TO ORDER

Chairmen Arment called the meeting to order at 7:00 p.m.

B. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

Chairman Arment led the pledge of allegiance.

C. CITIZENS PARTICIPATION

None

D. APPROVAL OF MINUTES

1. Discuss and consider approval of the January 9, 2019, meeting minutes.

Commissioner Abernathy moved to approve the January 9, 2019, minutes. Commissioner Hoyt-Stenovitch seconded the motion.

VOTE ON THE MOTION

AYES: Abernathy, Arment, Otto, McDonald, Hoyt-Stenovitch

NAYS: None
VOTE: 5/0

E. REGULAR ITEMS

1. Discuss and consider recommendations to the Town Council, pursuant to City Code Section 3.04.016(7)(A), regarding a major site plan amendment for a variance request from Chapter 3, Building Regulations, Article 3.04, Signs, Section 3.04.14, Signs in nonresidential districts, subsection (a)(2), Detached signs (on-premises), Number of signs, for three (3) signs; and from Chapter 3, Building Regulations, Article 3.04, Signs, Section 3.04.14, Signs in nonresidential districts, subsection (a)(3), Detached signs (on-premises), Monument signs, to exceed four feet in overall height desired to be located at 2670 FM 407, Bartonville, Texas.

Mr. Montgomery stated that the applicant, Marley Phillips of Creighton Development, sought to add three digital price signs to the fuel canopy.

Mr. Phillips presented his application and answered questions from the Commissioners.

The Commissioners deliberated and came to a consensus that they were not in favor of adding the three digital price signs to the fuel canopy as requested but were okay with allowing the base of the digital price display of on the existing monument sign to match the same height as the base of pavement of FM 407 directly beside it the sign, with the increased pedestal height to be constructed of masonry.

Vice-Chairman McDonald moved to recommend denial of a variance request from Chapter 3, Building Regulations, Article 3.04, Signs, Section 3.04.14, Signs in nonresidential districts, subsection (a)(2), Detached signs (on-premises), Number of signs, for three (3) signs and recommend approval of a variance from Chapter 3, Building Regulations, Article 3.04, Signs, Section 3.04.14, Signs in nonresidential districts, subsection (a)(3), Detached signs (on-premises), Monument signs, to exceed four feet in overall height under the conditions that the base of the digital price display of on the existing monument sign to match the same height as the base of pavement of FM 407 directly beside it the sign, with the increased pedestal height to be constructed of masonry. Commissioner Otto seconded the motion.

VOTE ON THE MOTION

AYES: Abernathy, Arment, Otto, McDonald, Hoyt-Stenovitch
NAYS: None
VOTE: 5/0

2. Discuss and consider recommendations to the Town Council, pursuant to City Code Section 3.04.016(7)(A), regarding approval of a site plan for a variance request from Chapter 3, Building Regulations, Article 3.04, Signs, Section 3.04.14, Signs in nonresidential districts, subsection (a)(6), Detached signs (on-premises), Pole Signs, for a sign located at 96 McMakin Road, Bartonville, Texas.

Mr. Montgomery presented the application from the applicant, Tim House & Michael Scott of Blue Pup Pub, Inc.

Per discussion at the February 6, 2019, meeting, Mr. House brought a mock up of the proposed pole sign to present to the Commission.

Mr. House answered questions from the Commission regarding his request to allow a pole sign.

The Commissioners discussed several conditions for approval with Mr. House.

Commissioner Hoyt- Stenovitch moved, in the interest of historical restoration, to recommend approval of a variance from Chapter 3, Building Regulations, Article 3.04, Signs, Section 3.04.14, Signs in nonresidential districts, subsection (a)(6), Detached signs (on-premises), Pole Signs with the following conditions:

- The pole sign not to exceed 17 feet in height
- The sign not to exceed 32 square feet per side
- No flashing lights on the sign
- The sign shall not be illuminated between 12:00 a.m. – 6:00 a.m.

Commissioner Abernathy seconded the motion.

VOTE ON THE MOTION

AYES: Abernathy, Arment, Otto, McDonald, Hoyt-Stenovitch
NAYS: None
VOTE: 5/0

3. Public hearing to hear public comment and consider recommendations to the Town Council regarding an ordinance amending the Town of Bartonville Code of Ordinances, Chapter 14, Exhibit “A,” Article 14.02, Ordinance 361-05, the Zoning regulations for the Town of Bartonville, by amending, Chapter 6, Residential Estates 5 (RE-5), Article 6.2, Uses Permitted, by granting a Conditional Use Permit to allow for the operation of Animal-Assisted Therapy located at 654 Country Court, Bartonville, Texas. The property to be considered for the Conditional Use Permit is zoned Residential Estates 5 (RE-5) with Animal-Assisted Therapy as a permitted use by Conditional Use Permit only.

Mr. Montgomery stated he received a request from the applicant to postpone a recommendation to the March 6, 2019 meeting.

Chairman Arment opened the public hearing at 7:37 p.m.

Vice Chairman McDonald moved to continue the public hearing to 7:00 p.m. on March 6, 2019. Commissioner Otto seconded the motion.

VOTE ON THE MOTION

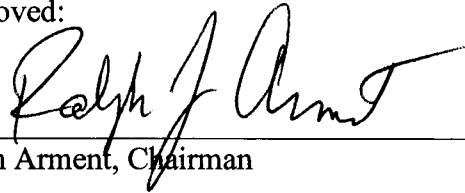
AYES: Abernathy, Arment, Otto, McDonald, Hoyt-Stenovitch
NAYS: None
VOTE: 5/0

F. ADJOURN REGULAR MEETING

Chairman Arment adjourned the regular meeting at 7:40 p.m.

APPROVED this 6th day of March, 2019.

Approved:



Ralph Arment, Chairman

(Seal)

Attest:



Michael Montgomery, Town Administrator