

**MINUTES OF THE TOWN OF ARGYLE
PLANNING AND ZONING COMMISSION MEETING
TUESDAY, APRIL 4, 2017**

A regular meeting of the Argyle Planning and Zoning Commission was held on Tuesday, April 4, 2017, at 6:30 p.m. at Argyle Town Hall, located at 308 Denton Street, Argyle, Texas. This was an OPEN MEETING, open to the public, subject to the open meeting laws of the State of Texas and, as required by law, was hereby posted on March 31, 2017 at 5:00 PM, at Argyle Town Hall, giving notice of time, date, place, and agenda thereof.

PLANNING AND ZONING COMMISSION MEMBERS PRESENT:

Paul Walker, Chairman
Jackie Thomas, Vice-Chair
Sherry Griffin
Wayne Holt
Richard Spies
Paula Mabry

PLANNING AND ZONING COMMISSION MEMBERS ABSENT:

Eric Fields

STAFF PRESENT:

Matthew Jones, Director of Community Development
Angie Manglaris, Development Coordinator
Matthew Butler, Town Attorney

REGULAR MEETING AGENDA

A. CALL TO ORDER– Chairman Paul Walker

The regular meeting was called to order at 6:31 p.m., noting a quorum was present.

B. PLEDGE OF ALLEGIANCE – American Flag

C. PLEDGE OF ALLEGIANCE – Texas Flag - "Honor the Texas Flag; I pledge allegiance to thee Texas, one state, under God, one and indivisible".

D. MINUTES

- 1. Consider approval of the minutes of the Regular Planning and Zoning Commission Meeting of March 7, 2017.**

Mr. Holt motioned to approve the minutes of March 7, 2017. Mr. Spies seconded the motion. The motion carried unanimously by a vote of 6-0.

E. OLD BUSINESS

- 1. TABLED ITEM: Consider and make a recommendation for a site plan (SP-16-007) for Sprinkle Donuts, being an approximately 1500 SQ FT donut shop; being described as Original Town of Argyle, Lots 8,9 &10, Block 8, Town of Argyle, Denton County, Texas.**

Mr. Jones presented the staff report and explained the site plan request.

Discussion was held and Mr. Spies motioned to approve the site plan application. Mrs. Griffin seconded the motion. The motion failed to carry by a vote of 3-3.

Additional discussion was held and Mrs. Thomas made a motion to deny the site plan application. Mrs. Mabry seconded the motion. The motion failed to carry by a vote of 3-3.

Additional discussion was held and the commission asked the applicant questions. Mr. Spies made a motion to approve the site plan application. Mr. Holt seconded the motion. The motion carried by a vote of 4-2.

F. NEW BUSINESS

- 1. PUBLIC HEARING: Consider and make a recommendation for an ordinance amendment (ORD-17-001) to consider amendments regarding Section 14.1.2, B, of the Town of Argyle Town Development Standards regarding minimum lot sizes for sanitary sewer facilities.**

Mr. Jones explained the ordinance amendment and presented the staff report.

The public hearing opened at 7:30 p.m. No public input was received. The public hearing closed at 7:30 p.m.

Discussion was held and Mrs. Thomas motioned to table the ordinance amendment until the May 2, 2017 meeting of the Planning and Zoning Commission. Mr. Spies seconded the motion. The motion carried unanimously by a vote of 6-0.

G. FUTURE AGENDA AND ITEMS OF INTEREST

- 1. Briefing on recent Town Council action on Community Development agenda items.**

Mr. Jones provided the Commission with recent updates regarding current Community Development items.

- 2. Project Updates.**

H. ADJOURNMENT

With no further business to attend, the meeting was adjourned at 7:57 p.m.

APPROVED THIS THE 2nd DAY OF MAY, 2017. WITNESS:



Paul Walker
Chairman



Matthew C. Jones, AICP
Director of Community Development