

**MINUTES OF THE CITY COUNCIL MEETING
OF THE CITY OF GLENN HEIGHTS, TEXAS**

March 2, 2009

STATE OF TEXAS *
COUNTIES OF DALLAS AND ELLIS *
CITY OF GLENN HEIGHTS *

On this the 2nd day of March, 2009 the City Council of the City of Glenn Heights met in a regular meeting at the Glenn Heights City Hall in Glenn Heights, Texas located at 1938 S. Hampton Road with the following members present:

CITY COUNCIL:

Clark Choate	*	Mayor
Dan Freeman	*	Council Member
Kathy Dixon	*	Mayor Pro Tem
Mary Ann Chancellor	*	Council Member
Chance Harvey	*	Council Member
Victor Pereira	*	Council Member

STAFF:	Jacqueline Lee	*	City Manager
	Othel Murphree	*	City Secretary
	Chris Shook	*	Fire Chief
	Judy Bell	*	Executive General Manager for Planning and Municipal Services
	Bonnie Goldstein	*	Attorney

Mayor Clark called the meeting to order at 7:30 p.m.

INVOCATION: Pastor Thomas gave the invocation.

PUBLIC COMMENTS:

None

CONSENT AGENDA

1. Consider and approve the Minutes of February 16, 2009 regular meeting and February 21, 2009 workshop.

Mayor Pro Tem Dixon moved to approve the minutes. Councilman Freeman made the second. The motion carried with the following vote:

VOTE: 6 Ayes – Freeman, Dixon, Choate, Chancellor, Harvey, and Pereira

AGENDA

2. Consider appointments to the Park and Recreation Board.

The Board is made up of seven (7) members and two (2) alternate members.

There are three (3) vacant positions and two (2) vacant alternate positions for a total of five (5) positions that are currently vacant.

Staff has 5 applications for consideration from citizens wishing to serve on the Park and Recreation Board as of this date.

- ◀ Jimmie L. Schellinger, 2405 Lake Ridge
- ◀ Thomas J. Calhoun, Jr., 502 Magnolia Lane
- ◀ James L. Blackburn, 630 Azalea Drive
- ◀ Laci Y. McKinney, 609 Bay Court
- ◀ Carl E. Whitehead, 610 Azalea Drive

Councilwoman Chancellor moved to appoint Thomas J. Calhoun, Jr., James L. Blackburn, and Laci Y. McKinney to fill the three vacant positions; and Jimmie L. Schellinger and Carl E. Whitehead to fill the two alternate positions. Councilman Freeman made the second. The motion carried with the following vote:

VOTE: 6 Ayes – Freeman, Dixon, Choate, Chancellor, Harvey, and Pereira

3. Discuss and consider having a 40th Anniversary Event and appoint a 40th Anniversary Chairperson.

Councilman Harvey moved to approve Councilman Freeman as the Chairperson of the 40th Anniversary Steering Committee. Councilwoman Chancellor made the second. The motion failed with the following vote:

VOTE: 3 Ayes – Choate, Chancellor, and Harvey
1 Against – Dixon
2 Abstain – Freeman and Pereira

Councilman Pereira moved to approve Councilman Freeman as the Chairperson and Mayor Pro Tem Dixon as Co-Chairperson of the 40th Anniversary Steering Committee. Councilwoman Chancellor made the second. The motion carried with the following vote:

VOTE: 4 Ayes – Choate, Chancellor, Harvey, and Pereira
2 Abstain – Freeman and Dixon

4. Workshop – Proposed amendments to the Zoning Ordinance.

Bonnie Goldstein, Special Counsel and Judy Bell, Executive General Manager of Planning and Municipal Services reviewed the following on the proposed Zoning Ordinance.

- Article II Administrative Mechanisms
- Article III Comprehensive Master Plan
- Article IV Zoning Amendments, Appeals and Variances
- Article V Primary Zoning Regulations
- Article VI Nonconforming Conditions
- Article VII Building Permits, Certificates of Occupancy and Compliance
- Article VIII Concept Plan and Site Plan Review Processes
- Article IX Zoning Districts
 - Residential Districts
 - Agricultural “A”
 - Single-Family Estate “SF-E”
 - Single-Family One “SF-1”
 - Single-Family Two “SF-2”
 - Single-Family Three “SF-3”
 - Single-Family Patio Homes “SF-PH”

Moved to Provisional District by Council
 - Provisional Districts
 - Includes SF-4, MF and MH
 - Only for Use within a Planned Development
 - One Provisional District (15% max) per PD
 - Shall be combined with another base residential district, retail (20% min) and open space (1acre per 50 DU)
 - No building permits issued for Provisional use prior to CO for non-Provisional use and Open Space Construction in process
 - Single-Family Three “SF-3”
 - Single-Family Patio Homes “SF-PH”
 - Obsolete Districts
 - Single-Family Five “SF-5”
 - Business Park “BP”
 - Highway Commercial “HC”
- Article XII Residential Design and Construction Standards
 - Minimum Masonry Requirements
 - Roof Pitch and Roof Systems
 - Garages and Carports
 - Chimney construction
 - Mailboxes
 - Sidewalks
 - Accessory Buildings
 - Driveways
 - Lighting Plan Requirements
 - Special Requirements
 - Provisional Districts

- Obsolete Districts
- Article XIII Provisional District Special Requirements
 - In addition to all requirements in Article XII
 - All amenities are for use by resident and guests
 - Open Space
- Article XV Supplemental Development Regulations
 - All districts, public and semi-public uses shall have a min area of one acre
 - Only one main building per platted lot
 - With two or more main buildings a Site Plan is required for approval
 - Measuring setbacks shall be made from property line
 - Flag lots are prohibited
 - Building setbacks shall be on Plat and enforced
 - Front Yards
 - Side and Rear Yards
 - Minimum Dwelling Unit Area
 - Height
 - Sight Visibility
 - Antennas, Towers, Communications

5. ADJOURNMENT.

Councilwoman Chancellor moved to adjourn. Councilman Freeman made the second. The motion carried with the following vote:

VOTE: 6 Ayes – Freeman, Dixon, Choate, Chancellor, Harvey, and Pereira

Mayor Choate adjourned the meeting at 11:00 p.m.

Clark Choate, Mayor

Attest:

Othel Murphree, City Secretary

Passed and Approved 16th day of March, 2009.