

**REGULAR CALLED MEETING OF THE CITY OF ALVARADO PLANNING AND
ZONING COMMISSION
104 W. COLLEGE
November 9, 2020
6:30 P.M.**

AGENDA

The City of Alvarado Planning and Zoning Commission will meet in a Regular Called Session on Monday November 9, 2020 at 2:30 p.m. by videoconference. An electronic copy of the agenda packet has been made available on the City's website and a recording of the meeting will be made available at: <https://us02web.zoom.us/j/98967890821>. Meeting I.D. Number 989 6789 0821.

THE CITY COUNCIL INTENDS TO PARTICIPATE IN THE MEETING VIA VIDEOCONFERENCE.

Members of the public may dial the following number to join the meeting starting at 6:30 pm: 1-346-248-7799 #1 (Houston) 1-669-900-6833 #2 (San Jose). Please email the City Secretary at: thomasd@cityofalvarado.org if you plan to provide public hearing comments during the meeting on Items 2 or 3 and indicate which item you would like to comment on. In order to facilitate the public hearings during the meeting, each name on the speaking list will be called at which time you will be provided an opportunity to comment. You are encouraged to email your public hearing comments to the City Secretary at: thomasd@cityofalvarado.org, any comments submitted will be read aloud during the respective public hearing

CALL TO ORDER- Roll Call

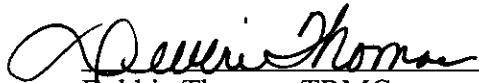
1. Consent Agenda – minutes from Regular Called Meeting – October 6, 2020.
2. Public Hearing and consideration and action regarding request for a re-plat for property known as Lots 1R and 14R, Block 38, Original Town Addition, Alvarado, Johnson County, Texas, also known as Baugh Street and Magnolia St.
3. Public Hearing and consideration and action regarding a request for a Specific Use Permit for installation of an Ice/Water machine located on property known as Lot 2, Block 1, Sledge Addition Addition, Alvarado, Johnson County, Texas also known as 905 No Cummings.
4. Adjourn.

NON-DISCRIMINATION STATEMENT

The City of Alvarado does not discriminate on the basis of race, color, national origin, sex, religion, or disability in the employment or the provision of services. I, the undersigned

Planning and Zoning Commission
Special Called Meeting
November 9, 2020
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authority do hereby certify that the above Agenda was posted on the City's website at :<https://www.cityofalvarado.org/index.asp?> on November 4, 2020 at 4:00 p.m. and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.


Debbie Thomas, TRMC
City Secretary

CITY OF ALVARADO
Planning and Zoning Commission
Regular Called Meeting
County of Johnson
State of Texas
October 6, 2020
MINUTES

The Planning and Zoning Commission of the City of Alvarado met in Regular Called Session on Tuesday, October 6, 2020 at 6:30 p.m. via videoconferencing. The following were present for roll call:

Gayla Robison	*	Member
Brian Thornton	*	Chairperson
Tracy Melson	*	Member
Mike McBee	*	Member

Others Present:

Emile Moline	*	Economic Development Director
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Chairperson Brian Thornton called this regular called meeting to order at 6:30 P.M. and gave the invocation.

CONSENT AGENDA

Motion was made by Member Tracy Melson, duly seconded by Member Gayla Robison to approve the consent agenda as presented. This motion supported four votes in approval and zero votes opposed. Motion carried.

PUBLIC HEARING AND CONSIDERATION AND ACTION REGARDING REQUEST FOR A RE-PLAT FOR PROPERTY KNOWN AS LOTS 1 AND 2, BLOCK 1, SERENITY AVENUE ADDITION, ALSO KNOWN AS 705 E. DAVIS, ALVARADO, JOHNSON COUNTY, TEXAS.

Chairperson Brian Thornton opened this public hearing at 6:34 p.m. He then closed the public hearing at 6:36 p.m. After discussion, motion was made by Member Gayla Robison, duly seconded by Member Tracy Melson to approve this re-plat as presented. This motion supported four votes in approval and zero votes opposed. Motion carried.

**PUBLIC HEARING AND CONSIDERATION AND ACTION REGARDING A
REQUEST FOR A REPLAT FOR PROPERTY KNOWN AS LOTS 1, 2 AND 3,
BLOCK 1, BRIDGE OAKS ADDITION, ALSO KNOWN AS 604 W COTTER,
ALVARADO, JOHNSON COUNTY, TEXAS.**

Chairperson Bryan Thornton opened this public hearing at 6:38 p.m. He then closed the public hearing at 6:40 p.m. Motion was made by Member Tracy Melson, duly seconded by Member Gayla Robison, to approve the re-plat as presented. This motion supported four votes in approval and zero votes opposed. Motion carried..

ADJOURNMENT

Chairperson Bryan Thornton adjourned this regular meeting at 6:48 p.m..

Passed and approved this this ____ day of _____, 2020.

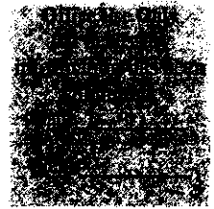
Brian Thornton, Chairperson

ATTEST:

Debbie Thomas, TRMC
City Secretary

CITY OF ALVARADO

APPLICATION FOR PLATTING CHANGES



Plat change is: Preliminary / Final / Combo / Replat

DATE: 9/14/00 CLERK: Pray FEE: 370⁰⁰ CASE NO: 2020-0456

NAME OF APPLICANT: Prescher Custom Homes PH: (817) 2959010

MAILING ADDRESS: 10049 Eldorado Dr Burleson TX 76028

APPLICANT IS THE: OWNER / LEASER / PURCHASER OF THE PROPERTY.

NAME OF OWNER: Same circle one PH: (817) 9806599

MAILING ADDRESS: Same

STREET ADDRESS OF PROPERTY: Achley, Weaver, Baugh, Magnolia

LEGAL DESCRIPTION: See attached

ACREAGE: _____ PRESENT USE: _____

PROPOSED USE OF PROPERTY: new construction

USAGE OF ADJACENT PROPERTY NORTH: residential

SOUTH: Residential

EAST: Residential

WEST: Residential

☒ A tax certificate from Johnson County is attached indicating all property taxes are current.

NOTE: If the property can be identified by the subdivision or addition please include that with the lot and block numbers as the legal description. You must also attach a copy of the appropriate portion of the subdivision or addition plat with the subject property clearly indicated on it. If property is not part of a subdivision or addition plat, give the complete metes and bounds description of the property and indicate the location of said property by identifying one or more adjacent tracts and/or rights-of-way or attach a surveyor's plat of the property.

APPLICANT'S SIGNATURE: _____

The undersigned hereby, on oath, states that he or she is the record owner of the property for which this application is made.

OWNER: _____

SWORN TO AND SUBSCRIBED before me this _____ day of _____, _____, by the person whose signature appears directly above.

<Seal>

Notary Public in and for The State of Texas.

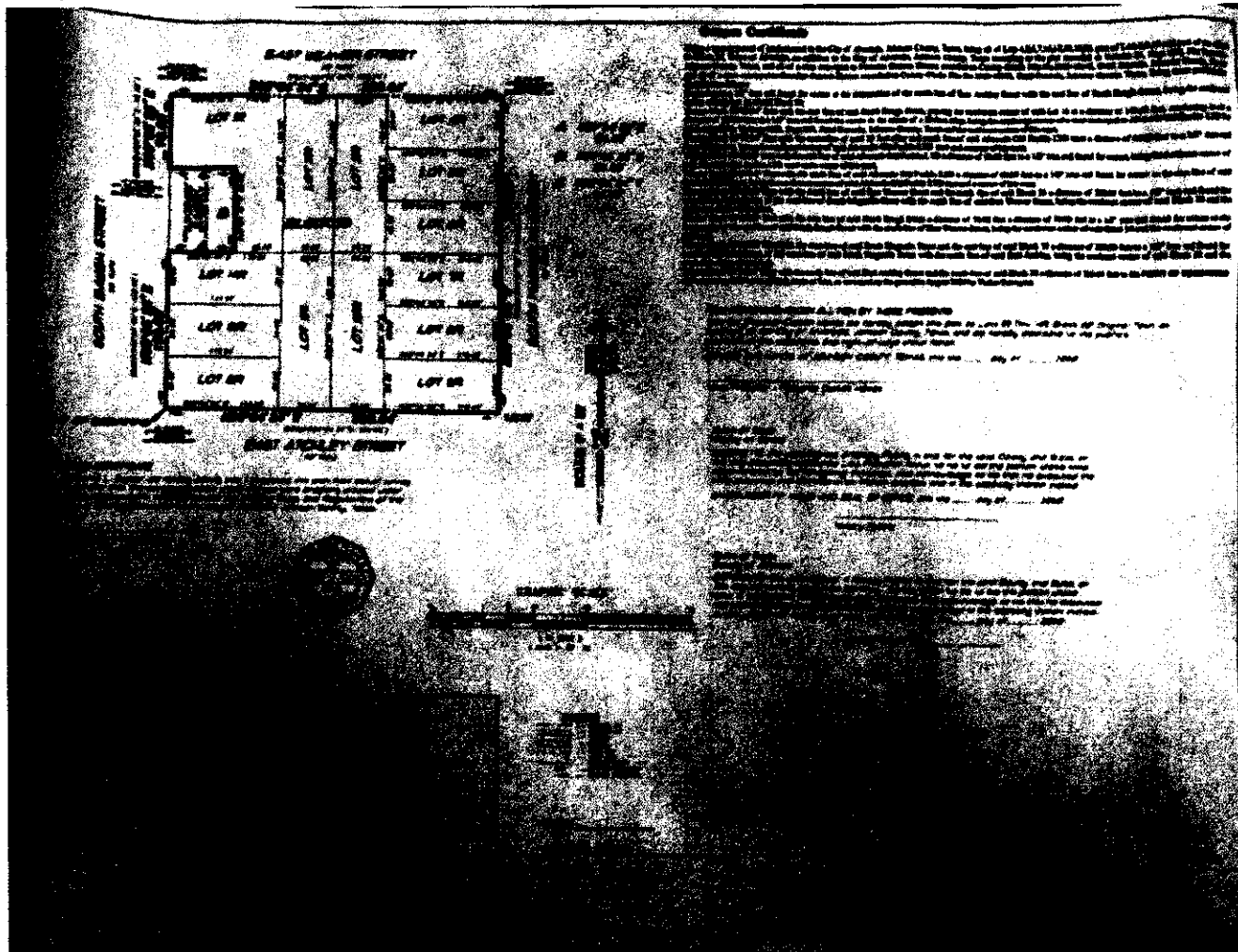
My Commission expires _____

From: Emile Moline molinee@cityofalvarado.org
Subject: Weaver/Magnolia/Atchley/Baugh Final Plat
Date: Nov 5, 2020 at 2:52:38 PM
To: Debbie Thomas Thomasd@cityofalvarado.org

Debbie,

Here's the Weaver Plat.

Emile



CITY OF ALVARADO

rec #284746

APPLICATION FOR A SPECIFIC USE PERMIT

DATE: 9-4-2020 CLERK: Dana FEE: 250.00 CASE NO: 2020-0474

NAME OF APPLICANT: Lightning Strikes Vending, LLC PH: (707) 338-9286

MAILING ADDRESS: 841 County Road 904, Joshua, TX 76058

APPLICANT IS THE: OWNER LEASER PURCHASER OF THE PROPERTY.
circle one

NAME OF OWNER: Saleem Tareen PH: (817) 307-3100

MAILING ADDRESS: 1503 Royal Ln Colleyville, TX 76034

STREET ADDRESS OF PROPERTY: 905 N Cummings ACREAGE: 2.66

LEGAL DESCRIPTION: Lot 2 Block 1 Sledge Addition

PRESENT ZONE OF PROPERTY: Commercial PRESENT USE: Strip Mall

REASON FOR NEEDING A SPECIFIC USE PERMIT: Installation of Ice/Water Vending Machine

USAGE OF ADJACENT PROPERTY NORTH: Dentist office

SOUTH: Hwy 67

EAST: N Cummings - strip mall

WEST: O'Reilly Auto Parts

PLEASE ATTACH REQUIRED SITE PLAN FOR APPLICATION CONSIDERATION.

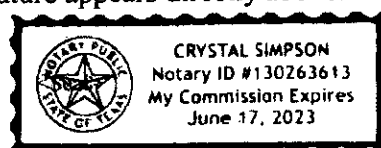
NOTE: If the property can be identified by the subdivision or addition please include that with the lot and block numbers as the legal description. You must also attach a copy of the appropriate portion of the subdivision or addition plat with the subject property clearly indicated on it. If property is not part of a subdivision or addition plat, give the complete metes and bounds description of the property and indicate the location of said property by identifying one or more adjacent tracts and/or rights-of-way or attach a surveyor's plat of the property.

APPLICANT'S SIGNATURE: Deborah Norman

The undersigned hereby, on oath, states that he or she is the record owner of the property for which this application is made.

OWNER: Saleem Tareen ZAMICEN VENTURE LLC

SWORN TO AND SUBSCRIBED before me this 23 day of September, 2020, by the person whose signature appears directly above.



Crystal Simpson
Notary Public in and for The State of Texas.
My Commission expires June 17, 2023

KOOLER ICE VENDING MACHINE

ALVARADO TERRACE SHOPPING CENTER - 905 N. CUMMINGS DRIVE, ALVARADO, TX. 76009

PROJECT INFORMATION

SITE ADDRESS: 905 N. CUMMINGS DRIVE
ALVARADO, TX. 76009

ASSESSOR PARCEL I.D.N.: 126.2462.00025 (R000070480)

ZONING: COMMERCIAL

PARCEL SIZE: 117,900 SQ. FT. (2.71 AC.) +/-

CURRENT USE: COMMERCIAL - SERVICES AND RETAIL STORES

EXISTING IMPROVEMENTS: COMMERCIAL BUILDING (APPROX. 10,500 SQ. FT.), PAVED VEHICLE CIRCULATION AND PARKING AREAS, LANDSCAPING, AND PUBLIC STREET IMPROVEMENTS.

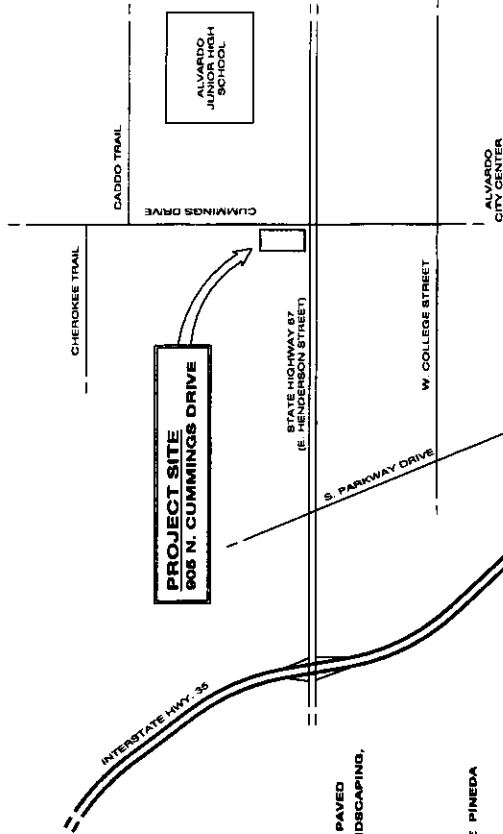
PROPERTY OWNER: SALEEM TAREEN
1603 ROYAL LANE
COLLEYVILLE, TEXAS 76034
OWNER'S REPRESENTATIVE - JOSE PINEDA
TELEPHONE: 817/803-3387
EMAIL: jose@visioncommercial.com

LEASE HOLDER: LIGHTING STRIKES VENDING, L.L.C.
ATTN: DEBORAH NORMAN
841 COUNTY ROUTE 904
JOSHUA, TX. 76058
TELEPHONE: 707-336-9266
EMAIL: womenfly1230@gmail.com

GENERAL CONTRACTOR: T.S.D.

PROJECT SCOPE: INSTALL NEW KOOLER ICE FREE STANDING, SELF CONTAINED PURIFIED WATER AND ICE VENDING MACHINE THAT OCCUPIES 36 SQ. FT. OF SITE AREA, PER PLAN; NEW ELECTRICAL SERVICE WITH METER FROM EXISTING TEXAS POWER AND LIGHT POLE; CONNECT TO EXISTING WATER MAIN LINE; AND, DRAINAGE TO SUMP AND EXISTING SEWER LINE. THERE IS NO CHANGE IN AMOUNT OF IMPERVIOUS SURFACES ON SITE WITH INSTALLATION OF VENDING MACHINE.

APPLICABLE CODES: CITY OF ALVARADO TEXAS CODE OF ORDINANCES
2015 INTERNATIONAL BUILDING CODE
2015 INTERNATIONAL EXISTING BUILDING CODE
2015 INTERNATIONAL MECHANICAL CODE
2015 INTERNATIONAL PLUMBING CODE
2015 NATIONAL ELECTRICAL CODE



VICINITY MAP
N.T.S.

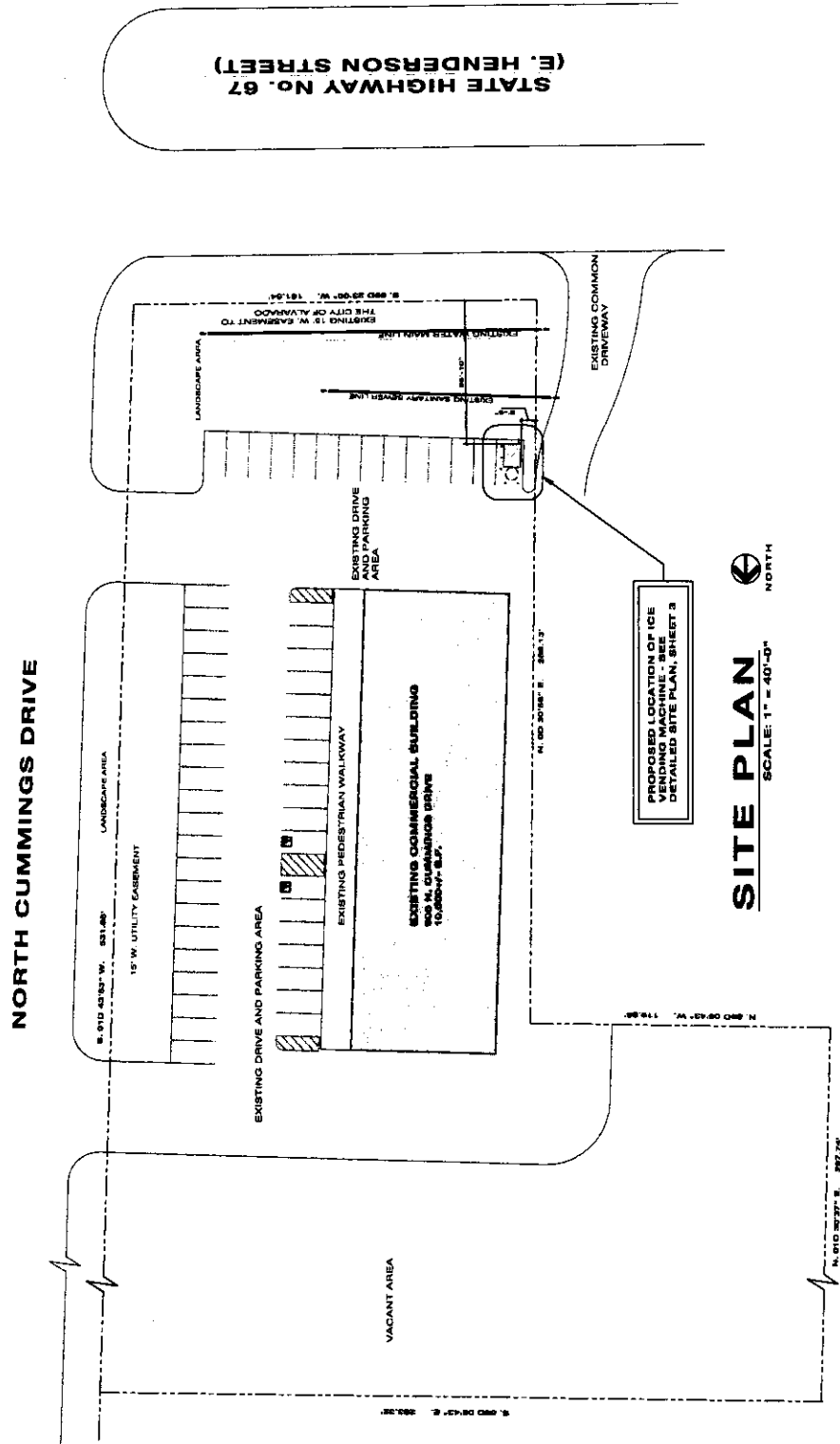
DRAWING INDEX

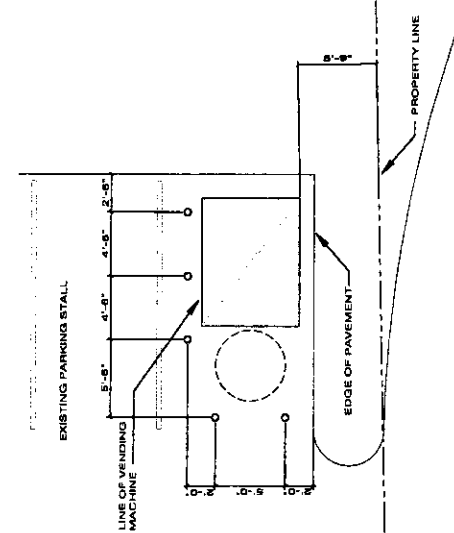
SHEET	DESCRIPTION
1	PROJECT INFORMATION, VICINITY MAP
2	PROPERTY SITE PLAN
3	DETAILED SITE PLAN AT VENDING MACHINE, PLUMBING SCHEMATIC, MACHINE SPECIFICATIONS

SCALE: AS NOTED
DATE: 09-10-20
REVISIONS:
SITE AND IMPROVEMENT PLAN:
ALVARADO TERRACE SHOPPING CENTER
KOOILER ICE VENDING MACHINE
308 E. 12TH STREET
JOSHUA, TX. 76009

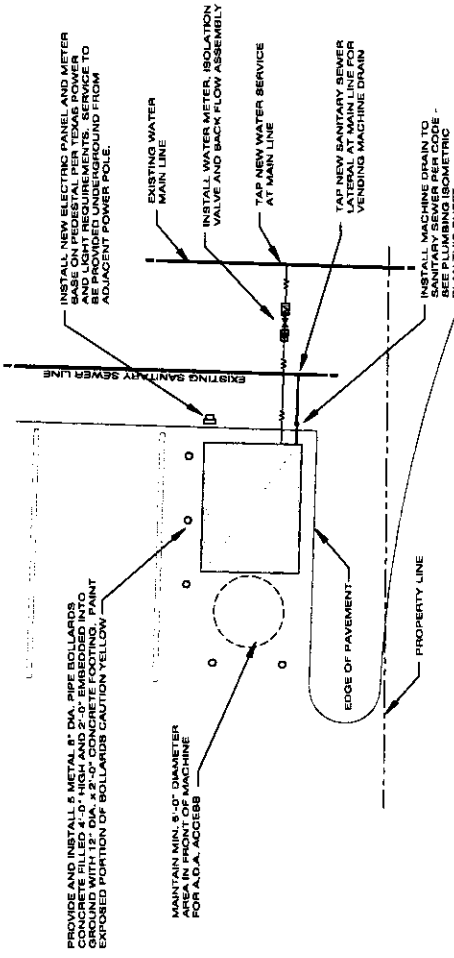
VLAD VOYTILLA
PLANNING
DESIGN
LAND USE SETTLEMENTS
PROJECT MANAGEMENT
CONSULTING
TELEPHONE: 808/323-4897
E-MAIL: vovtilla@gmail.com

SHEET No.: 1
OF 3 SHEETS

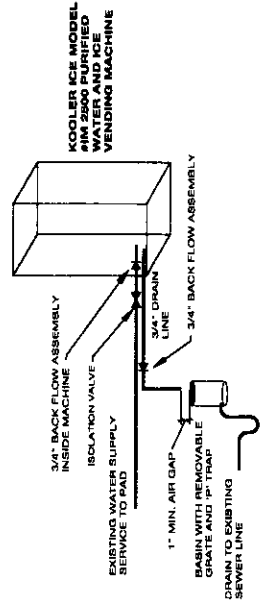




BOLLARD LAYOUT
 SCALE: 1" = 10' - 0"
 NOTE: SHOWN ALIGNED TO EXISTING PAVEMENT



DETAILED SITE PLAN AT VENDING MACHINE
 SCALE: 1" = 10' - 0"



PLUMBING SCHEMATIC ISOMETRIC PLAN
 N.T.S.

CERTIFICATIONS:
 ADA COMPLIANT CONTROLS
 ETL LISTED
 NAMA CERTIFIED

MODEL No.: IM 2500	
ELECTRICAL	120 V., SINGLE PHASE; 1-2 1/2" NPS WATER SUPPLY; 3-4 ICE MAKERS: 150 AMP
WATER SUPPLY	0"-0 3/4"
DRAIN LINE	0'-3"
DIMENSIONS	7'-0" W. x 8'-1" D. x 11'-10" H.
WEIGHT	3,950 lbs.

KOOLER ICE VENDING MACHINE SPECIFICATIONS
 N.T.S.