

# BALCH SPRINGS

GROWING COMMUNITY

PLANNING AND ZONING COMMISSION

CITY OF BALCH SPRINGS

7:00 PM NOVEMBER 2, 2023

CITY HALL, 13503 ALEXANDER ROAD, BALCH SPRINGS, TEXAS 75181

## MINUTES

1. **Identification of quorum.**  
Commissioner Patino called the meeting to order at 7:00 p.m. with Commissioner Villa, Commissioner Carroll, Commissioner Gardner, and Commissioner Adams. Absent were Commissioner Logan, Commissioner Blount, Commissioner Comstock, Commissioner Gabriel, and Commissioner Lopez.
2. **Invocation and Pledge of Allegiance.**  
Commissioner Gardner gave the Invocation, and Commissioner Patino led the Pledge of Allegiance.
3. **Citizen Comments.**  
No Comments.
4. **Discussion and action to approve minutes.**  
**Approve minutes of October 19, 2023.**  
Commissioner Adams motioned to approve the minutes for October 19, 2023. Commissioner Gardner seconded the motion. Voting in favor were Commissioners Patino, Villa, Carroll, Gardner, and Adams.  
Motion passed. (5-0)
5. **Consideration and action on Development Plan Application 002-2023 by Diya Land Development LLC on the subject parcel totaling 2.984 acres located at 3 LBJ Near the Northeastern corner of Dunson Drive and Lake June Road, to allow for the development of a hotel in alignment with the approved Planned Development Ordinance 3244-22.**  
Commissioner Villa made a motion to approve Development Plan Application 002-2023 by Diya Land Development LLC on the subject parcel totaling 2.984 acres located at 3 LBJ Near the Northeastern corner of Dunson Drive and Lake June Road, to allow for the development of a hotel in alignment with the approved Planned Development Ordinance 3244-22. Commissioner Gardner seconded the motion. Voting in favor were Commissioners Patino, Villa, Carroll, Gardner, and Adams. Motion passed. (5-0).

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6. **Announcements, requests for information, and/or new business items to be placed on a future agenda. (No action or discussion allowed)**

*Staff gave updates and announcements.*

7. **Staff Report**

- a. **Updates on Land Use Applications: 4520 Ambassador Way, 13498 Alexander Road, 11939, 12107 and Lake June Road, 11451 Elam Road, 4540 Lasater Road, 3534, 3401 & 2429 Hickory Tree Road, 12728 and 12734 Lake June Road and 12809 Eastgate Drive, 112 Lakeside, 2100 W. Bruton Road, 1034 Haymarket Road, 4600 Mercury Road, 14804 Lakeside Road, 3811 S. Beltline Road, 2500, 2501 & 2502 McKenzie Road, 3919 & 3929 Pioneer Road, 3 LBJ I-635, 3711 Shepherd Lane, 3924 Hickory Tree Road, 2996/3000/3004 Balch Springs Road and Alexander Village & Beltline Places Developments at Beltline Road.**
- b. **Update on the 2036 Balch Springs Comprehensive Plan Update and discuss revisions and amendments to the Vision Statement.**
- c. **Zoning and City Code Ordinance Amendment Updates.**
- d. **Update on Planning & Zoning Commission Attendance Report.**
- e. **Update on Training Opportunities.**

*The staff has notified the board regarding the upcoming Planning and Zoning 2024 training sessions.*

8. **Adjournment.**

*Commissioner Gardner made a motion to adjourn. Commissioner Carroll seconded the motion. Voting in favor was Commissioner Patino, Villa, Carroll, Gardner and Adams. Motion passed (5-0), meeting adjourned at 7:15 p.m.*

  
P&Z Chairperson

  
P&Z Secretary