

**Board of Adjustment
June 11, 2019**

Board Members Present

Robert Miller, Chairperson
Janet Stovall
Ban Alali
Phil Head
Pat Morgan
Carolyn Kalchthaler
Phillip Pierceall
John Peskuski

Absent

Tianle Tong
Jim Norton

Staff

Victoria Huynh, Deputy City Attorney
Selso Mata, Chief Building Official
Jeanna Scott, Building Inspections Manager
Lacey Thornton, Sr. Administrative Assistant
Laura Wigglesworth, Code Compliance Representative

Chairperson Robert Miller called the meeting to order at 3:00 p.m. on June 11, 2019 in the Senator Florence Shapiro Council Chambers. A quorum was present and notice of the meeting had been posted for the time and manner required by law. The following matters were discussed:

1. **Public comments:** There was no public comment.
2. **Approval of Minutes from May 28, 2019:**

Board Member Ban Alali made the motion to approve the minutes from May 28, 2019; Board Member Pat Morgan seconded the motion. The Board voted 8-0 in favor of approving the minutes.

Chairperson Robert Miller then admitted all documents and testimony given into the official Board of Adjustment record.

3. **APPEAL #19-04Z 6200 Communications Parkway:** A request to vary from Subsection 15.200 (.5) (G) (v.) of Division 3, Article 15, Zoning Ordinance No. 2015-5-2 as amended, to the required separation distance for monopoles less than 75 feet in height, from 750 feet to 340 feet resulting in a variance of 410 feet. The request is made by property owner Oncor Electric Delivery Company, LLC. and will be represented by Brian Satagaj with Half Associates, Inc.

Laura Wigglesworth, Code Compliance Representative, gave a presentation on the accommodation request, and recommended approval.

Brian Satagaj, representative for Oncor, testified that they have worked closely with City of Plano's Planning and Zoning Department and Oncor's communication group to put the Communications tower in a location that is beneficial for everyone.

Mr. Satagaj testified on the four key factors to grant this variance.

Antar Salahuddin with Oncor's telecom group answered questions on security of the tower.

Chairperson Robert Miller opened the floor to public comment.

Chairperson Robert Miller closed the floor to public comment, and discussion was confined to the Board.

Board Member Janet Stovall made a motion to approve Appeal #19-04Z as presented, subject to the rules and regulations of setbacks of the City of Plano. Board Member Phil Head seconded the motion. The Board voted 8-0 in favor of the motion. Therefore, the accommodation request was approved.

4. APPEAL #19-05Z 4500 Quincy Lane: A request to vary from Subsection 22.300 (.2) (E) of Division 4, Article 22, Zoning Ordinance No. 2015-5-2 as amended, to allow an institution sign to exceed the allowed 32 square feet by 22.63 square feet for an overall 54.63 square feet in size. This appeal is requested by Plano Independent School District and will be represented by Johnny Pechacek.

Laura Wigglesworth, Code Compliance Representative, gave a presentation on the accommodation request, and recommended approval.

Johnny Pechacek could not attend to testify as planned. Per Plano Independent School District's request, Mr. Warren Casteel appeared on their behalf, and testified to the facts supporting the four key factors for receiving the variance.

Mr. Casteel testified that the masonry will remain as is, and the illuminated sign is only part of the sign structure that will change. The sign will mirror those of all other Plano ISD schools.

Mr. Casteel testified to the use of the sign for school information and could be used in case of an emergency to notify the public.

Chairperson Robert Miller opened the floor to public comment.

Chairperson Robert Miller closed the floor to public comment, and discussion was confined to the Board.

Board Member Pat Morgan made a motion to approve Appeal #19-05Z as presented, subject to the rules and regulations of setbacks of the City of Plano. Board Member Ban Alali seconded the motion. The Board voted 8-0 in favor of the motion. Therefore, the accommodation request was approved.

5. Items for future Agenda

Lacey Thornton stated there is an agenda item for the upcoming meeting on June 25, 2019.

Meeting adjourned at 3:28 p.m.


Robert Miller, Chairperson