

MAYOR
Margo Goodwin

MAYOR PRO TEM
David Dowler

TOWN COUNCIL MEMBERS
Jimmy Grisham
Marc Myers
Lydia Novakov
Craig Penfold

TOWN ATTORNEY
Matthew C.G. Boyle

TOWN JUDGE
Albert D. Hammack

LOCAL HEALTH AUTHORITY
Michael L. McCullough, M.D.

THE TOWN OF
Highland Park
TEXAS

4700 DREXEL DRIVE, HIGHLAND PARK, TEXAS 75205
Telephone 214-521-4161

TOWN ADMINISTRATOR
Bill Lindley

DIRECTOR OF PUBLIC SAFETY
Paul Sandman

DIRECTOR OF ADMINISTRATIVE SERVICES
&
CHIEF FINANCIAL OFFICER
Steven J. Alexander, CPA

DIRECTOR OF TOWN SERVICES
Kathleen G. Stewart

DIRECTOR OF ENGINEERING
Lori Chapin, P.E.

August 13, 2020

ZONING COMMISSION MEMBERS

Mrs. Margaret Keliher, Chair
Mrs. Alison Hunsicker
Mrs. Carolyn Seay
Mr. Rick Jones
Mr. Brian Ficke

(Transmitted via email & USPS)

Dear Member:

A public hearing is scheduled at 4:00 p.m. on Wednesday, August 26, 2020, to consider a request from William R. Atkinson and Jacquelin Louise Sewell Taylor to combine 3600 and 3606 St. Johns Drive into one building site. All structures at 3600 St. Johns Drive have been demolished. They are currently residing at 3606 St. Johns Drive. They plan to build a new detached accessory building and pool on the combined building site. The official meeting place of the Zoning Commission is 4700 Drexel Drive, Highland Park, Texas. However, due to the need for social distancing during the Covid-19 pandemic, this meeting will be held via video conference and telephone, which will allow the Commission Members and the public to meet online while practicing social distancing. The meeting details are located on the bottom of the next page.

In August 2005, the Town's Zoning Ordinance was amended to provide specific zoning setback and coverage regulations for combined building sites. Staff has reviewed the preliminary site plan to verify compliance with these regulations. This request was referred to the Zoning Commission by the Town Council on July 21, 2020 for a review and recommendation. A public hearing, review, and recommendation is required before the Town Council can consider approval to combine properties by amending the Town's zoning map and zoning ordinance.

Enclosed is a copy of the notice mailed to property owners within 200 feet, the zoning application, the site plan with property boundary, and a location map of the block.

Following your review of this information, please call me at 214-521-4161 (office) or 972-951-9106 (cell) if you have questions.

Sincerely,



Kirk Smith
Assistant Director of Town Services
ksmith@hptx.org

Enclosures

cc: Margo Goodwin, Mayor (e-mail)
Bill Lindley, Town Administrator (e-mail)
Matthew C.G. Boyle, Town Attorney (e-mail)
Kathleen Stewart, Director of Town Services (e-mail)
Tempest Brunson, Interim Town Secretary (e-mail)
Don Young, Building Inspector (e-mail)

Meeting Connection Details

Please join my meeting from your computer, tablet or smartphone.

<https://global.gotomeeting.com/join/732516797>

You can also dial in using your phone.

(For supported devices, tap a one-touch number below to join instantly.)

United States (Toll Free): 1 877 309 2073

- One-touch: <tel:+18773092073,,732516797#>

United States: +1 (571) 317-3129

- One-touch: <tel:+15713173129,,732516797#>

Access Code: 732-516-797

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August 13, 2020

**TOWN OF HIGHLAND PARK, TEXAS
ZONING COMMISSION PUBLIC HEARING**

The Zoning Commission will conduct a public hearing on Wednesday, August 26, 2020, at 4:00 p.m., to consider a request to combine the two properties of 3600 and 3606 St Johns Drive into a single building site. Combining the building sites requires an amendment to the Town's Zoning Ordinance and Zoning Map. The official meeting place of the Zoning Commission is 4700 Drexel Drive, Highland Park, Texas. However, due to the need for social distancing, this meeting will be held via video conference and telephone, which will allow the Commission Members and the public to meet online while practicing social distancing.

The agenda and online meeting details are available on the Town's website www.hptx.org by typing "ZC Transmittal" in the search engine of the website.

The public may make a comment during the meeting by calling 1-646-749-3129, or (Toll Free) 1-877-309-2073, Access Code 732-516-797 or by accessing the video conference using the www.GoToMeeting.com/meeting/join-meeting platform and referencing the same access code. The caller shall mute their telephone/microphone until the Commission Chair asks for public comment on the agenda item.

If you have any questions concerning the application, please contact me at (214) 521-4161 or ksmith@hptx.org.

All persons interested in this request are invited to attend the public hearing



Kirk Smith
Assistant Director of Town Services

THE TOWN OF

Highland Park

TEXAS

4700 Drexel Drive, Highland Park, TX 75205
214-521-4161 office 214-559-9335 fax

Department of Building Inspection



(PLEASE COMPLETE A SEPARATE APPLICATION FOR EACH REQUEST)

(The application WILL NOT be scheduled for a review until a completed application is submitted to the Building Inspection Department.)

I. TYPE OF APPLICATION: (please check one)

- Zoning Change / Amendment (**Combined Building Site**)
- Planned Development - New
- Planned Development - Amendment
- Platting (Replat)

II. ADDRESS OF PROJECT: 3600 St. Johns

III. APPLICANT INFORMATION:

Current Land Owner

Applicant or Agent of Owner

[Signature]
Signature

[Signature] BLD, NCARB
Signature

William McKinson
Printed Name

J. MARK BARRY
Printed Name

3606 St. Johns
Mailing Address

8100 Lomo Ave Suite 222
Mailing Address

Dallas, TX, 75225
Mailing Address

214. 797. 9035
Telephone Number

214. 455. 7254
Telephone Number

Fax Number

By my signature as Current Land Owner, I have applied to combine these properties into one building site. I hereby affirm that I recognize and understand per the Town of Highland Park's Zoning Ordinance, should these building sites be combined they cannot later be subdivided. This Zoning Change is considered permanent and will run with the property in perpetuity.

3652 3648 3640 3636 3632

PLEWOOD AVENUE

3653 3649 3645 3641 3637 3633
36
36

3652 3648 3640 3636 3632

STRATFORD

7 3649 3645 3641 3637

AVENUE

3628 3624 3620 3616 3608 3600

3520

CAMBRIDGE

3601 35 3600 3606

5310 3525 3521 35 52

3524 3520 3516 35

ST. JOHNS

3525 3521 3517

BYRON AVE

3522

5301

179

DRIVE

3600 53