

**CITY OF EULESS  
PLANNING AND ZONING COMMISSION  
JUNE 21, 2016  
MINUTES**

**ITEM 8. HOLD A PUBLIC HEARING AND CONSIDERED A RECOMMENDATION REGARDING CASE NO. 16-03-CC TO AMEND PORTIONS OF CHAPTER 84 “UNIFIED DEVELOPMENT CODE” BY ADOPTING NEW CLARIFICATION OF USE STATUS UPON REVOCATION OF SPECIFIC USE PERMIT.**

Chairman McNeese opened the public hearing at 7:00 p.m.

Senior Planner Stephen Cook gave a brief description of the case. The City of Euless has determined that clarification needs to be provided to Section 84-54, Termination of Nonconforming Uses. Specifically, language is recommended that would deal with a circumstance in which a specific use permit (SUP) is revoked on a use that was previously nonconforming. The proposed language would clarify that once the SUP was revoked, the use would have to terminate and the property would not revert back to a non-conforming status. The land use would instead be governed by the current zoning of the property. The language of the proposed ordinance would be placed within the Nonconforming Uses portion of the Unified Development Code

Chairman McNeese asked to hear from any proponents/opponents wishing to speak.

Seeing none Chairman McNeese closed the public hearing at 7:01 p.m.

There were no questions or comments presented by the Commission.

Commissioner Ellis made a motion to approve Case No. 16-03-CC to amend to the Code of Ordinances Chapter 84 “Unified Development Code”, Section 84-54, “Termination of Nonconforming Uses”, by providing that a nonconforming use of property shall be changed to a conforming use by issuance of a specific use permit and providing for the termination of a use upon revocation or expiration of a specific use permit and consider a recommendation for an Ordinance. Commissioner Olmstead seconded the motion. The vote was as follows:

Ayes: Chairman McNeese, Vice Chairman Portugal and Commission Members: Owens, Olmstead, Dunckel, Ellis and Brown.

Nays: None

Abstention: None

Chairman McNeese declared the motion carried. (7-0-0)