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(Established 1982)

Full Agenda (*subject to change*)

Tuesday, May 8, 2019, 6:30 PM
The Warwick Melrose Hotel

Welcome to the Oak Lawn Committee

Link to the presentations:

https://drive.google.com/drive/folders/1Kp8-ZicRSHqvBZ_hC8H3GQjX_P3LW1Cb?usp=sharing

A. New Business

1. Project: 3439 Oak Lawn Ave at Lemmon Ave

District/Current Zoning: District 14; PD 193 GR

Case: TBD

Hearing Date: TBD

Presenter: Greg Coutant

Developer: Streetlights Residential

Request: Height request to 240', FAR to 3.9:1, various set back changes

2. Project: 2929 Oak Lawn Ave

District/Current Zoning: District 14; PDS 143 Base

Case: TBD

Hearing Date: TBD

Presenter: Dallas Cothrum

Developer: Odgen Hughes LLC; Howell Beaver

Request: Amend development plan to reduce height, reconfigure first floor and minor site adjustments

Recess (5 Minutes)

B. Committee Business and Subcommittee Reports

1. Approval of Minutes and Treasurer's Report

2. Case Recommendations

3. Liaison to City Hall report

- Sue Krider

4. Announcements and Comments

- Bylaws subcommittee report, Robert Elmore

. Minutes April 8, 2019

The meeting was called to order at 6:31 pm by President Hilda Rodriguez. A quorum of 35 active members of 36 members was present.

1. Approval of Minutes and Treasurer's Report

A motion was made by Olivia Tompkins and seconded by Nancy Weinberg and approved by unanimous vote of the active members to adopt the March 12, 2019 minutes as presented. A motion was made by Nancy Weinberg and seconded by Brenda Kronenberg and approved by unanimous vote to adopt the treasurer's report for April 8, 2019 as true and correct.

2. Case Recommendations

Agenda Item 1. 2620 Maple Avenue

A motion of non-support for the proposed plan to alter the landscape requirements on the alley side of the building was made by Brenda Kronenberg and seconded by Linda Smith. A vote of the active members resulted in 32 in support of the motion, two abstentions and one vote against the motion. The motion carried that the applicant "withdraws the Board of Adjustment request -- for a special exception to the landscape regulations -- since the applicant will construct and maintain a multifamily development with a parking structure on a site that is undeveloped, but is not fully providing the required landscape regulations, more specifically, not meeting the required garage screening and landscaping buffer; and instead suggests that they submit a zoning change request through the City Plan Commission, perhaps proposing a reduction in front yard setback so that a reduced landscape can be created on the alley side, and asked the applicant to continue to work with the neighbors.

Agenda Item 2. Friends of Stemmons Park

Charisse Beaupre presented an information overview of her efforts to rehabilitate Stemmons Park. The committee will send her a letter of thank you.

Non-Agenda Item.

Two members, Nancy Weinberg and Valynda Ewton, reported that a Board of Adjustment case has been filed for 4525 Lemmon Avenue without first having presented to The Oak Lawn Committee. A motion was made by Chris Hanson and seconded by Suzanne Farren that we issue a letter to the Board of adjustment stating that the committee does not support projects in PD-193 that by-pass the committee. A vote of the active members resulted in 33 in support of the motion, one abstention and one vote against the motion.

3. City Liaison Report – Sue Krider

Sue reported that the Capital Peak project passed and no other projects in our area were heard.

4. ByLaws Sub-committee Report – Cricket Griffin

Cricket advised that we have received an edited version of the bylaws from the parliamentarian and the subcommittee plans to adopt her suggestions with one or two minor changes. Cricket will produce a clean draft for the sub-committee next week and we hope to have a draft to the full OLC by the week after, giving members a chance to provide input, probably via email first. Hilda reported that we hope to have a vote by the July meeting. One member was concerned that attendance would be low at that point and Hilda responded that a vote of 2/3 of the active members would be necessary to pass the motion.

END OF MEETING MINUTES **CG/hmr**

There being no further business, the meeting was adjourned.

**Treasurer's May Meeting Report
For the Four Months
Ended April 30, 2019**

	<u>Committee</u>	<u>Monument</u>	<u>TOTAL</u>
Ordinary Income/Expense			
Income			
Direct Public Support	1,000	0	1,000
Other Types of Income	0	2,000	2,000
Program Income	<u>4,700</u>	<u>0</u>	<u>4,700</u>
Total Income	5,700	2,000	7,700
Expense			
Landscape	0	115	115
Operations	331	0	331
Other Types of Expenses	890	1,913	2,803
Utilities	0	176	176
Website	<u>179</u>	<u>0</u>	<u>179</u>
Total Expense	<u>1,400</u>	<u>2,204</u>	<u>3,604</u>
Net Ordinary Income	<u>4,300</u>	<u>-204</u>	<u>4,096</u>
Net Income	<u><u>4,300</u></u>	<u><u>-204</u></u>	<u><u>4,096</u></u>
Cash balance at 12/31/2018	3,045	6,314	
Cash balance at 04/30/2019	<u>7,345</u>	<u>6,110</u>	

**Communities Foundation of Texas
Great Oak Lawn Fund**

Balance as of 03/31/2019 (the latest available)

\$50,297.38

ATTACHMENTS

Letters to Presenters

April 11, 2019

Ms. Charisse Beaupre
Founding President
Friends of Stemmons Park
4206 Newton Ave #204
Dallas TX 75219

Dear Charisse,

Thank you for your presentation to us at our April meeting to describe what you are doing to recreate or rehabilitate Stemmons Park. We appreciate taking time out of your busy schedule to give us an overview.

Sincerely,

Hilda M. Rodríguez
President

HMR/cg

April 10, 2019

Mr. Rob Baldwin
Baldwin Planning
3904 Elm Street
Suite B
Dallas TX 75226

RE: 2620 Maple Avenue -- Maple & Mahon

Dear Rob,

The Oak Lawn Committee does not support your request for an alternate landscape plan for garage buffer relief.

We also suggest that you withdraw the Board of Adjustment request -- *for a special exception to the landscape regulations to construct and maintain a multifamily development with a parking structure on a site that is undeveloped, and not to fully provide the required landscape regulations, more specifically, to not meet the required garage screening and landscaping buffer* -- and instead submit a zoning change request through the City Plan Commission, perhaps proposing a reduction in front yard setback so that a reduced landscape can be created on the alley side.

We also hope you will continue to work with the neighbors to the north on the alley side.

Sincerely,

Hilda M. Rodríguez
President

cc: The Honorable Philip Kingston
Mr. Paul Ridley, City Plan Commissioner
Mr. Oscar Aguilera, Senior Planner, Board of Adjustments
Ms. Sue Krider, OLC City Liaison

HMR/cg