

MINUTES
Main Street Board
Meeting of October 3, 2005

The Main Street Development and Preservation Board of the City of Cedar Hill, Texas met on Monday October 3, 2005 at 6:00 pm. in the City Hall Conference Room.

The following members were present and on time; Chair Steve Phillips, Lois Cannady, Amanda Hall, Norman Patten, Russell Read and Randall Stewart. The following member was present and late: Bill Watkins. The following City Staff members were present: Leslie Price, City Planner, Rod Tyler, City Planning Director and Patty Bushart, Main Street Manager. The following members were absent: Sheri Borth and Jerry Fulwiler.

I. Call the meeting to order.

Chairman Phillips called the meeting to order at 6:09 pm declaring it an open meeting with notice of the meeting duly posted and a quorum present.

II. Approve the Minutes of the August 22, 2005 Regular Meeting.

Lois Cannady made a motion, seconded by Russell Read, to approve the minutes of the August 22, 2005 Regular Meeting. The motion carried unanimously.

The Board deviated from the agenda to considered items number IV, V and III.

IV. Review and Consider the site plan for storage building at 329 Cooper by Mary Patterson.

Mary Patterson was represented by Carol Torrence. The building, that is already constructed, has yet to be painted. Ms. Torrence indicated that the intent was to have the existing structure, currently in use as the Cedar Hill Center for Family Counseling, and the storage building painted at the same time in coordinating colors.

A motion was made by Amanda Hall and seconded by Lois Cannady to approve the storage building site plan based on Ms. Torrence's assurance that the two buildings will be painted to match.

V. Review and Consider the preliminary plan for proposed Angeles Restaurant site at Haswell Street and Hood Drive by Sheri Angeles.

Mrs. Angeles was joined by her spouse, Hector Angeles. It is their intent to build first on Haswell, a ± 1,565 sq. ft. restaurant with a deck at the back. The second building proposed would be ± 1,730 sq. ft. catering and banquet hall facing Hood. The Board made the following design recommendations:

- 1) With regard to parking, on street parking is unacceptable. All parking should be designed to the side or the rear. As there are no street improvement plans in the near future, drainage engineering will be required to traverse the ditch where rear parking access is placed. A