



Zoning Ordinance Advisory Committee (ZOAC) Meeting Minutes
May 19, 2022
Room 5ES at Dallas City Hall/Videoconference
8:30 a.m.

ATTENDEES:

ZOAC Members Present: Joanna Hampton (Chair), Lorie Blair (Vice-Chair), Enrique MacGregor (arrived at 8:33am), Larry Hall, Ann Bagley, Ryan Behring, Mark Rieves

ZOAC Members Absent: none

City Plan Commission Members Present: Claire Stanard, Melissa Kingston, Amanda Popken

City Council Members Present: none

City Staff: Andreea Udrea, Andrea Gilles, Arturo Del Castillo, Steven Doss, Lori Levy, Mike King, Erica Greene, Julia Ryan, Jennifer Munoz, Jennifer Allgaier (Planning and Urban Design), Sarah May, Changho Yi, and Bryant Thompson (Development Services) and Bert Vandenberg and Brian King (City Attorney's Office).

The meeting was called to order at 8:30 a.m. by Joanna Hampton (Chair).

DISCUSSION

- (1) **DCA212-005** **Consideration of amending the definitions of bedroom, kitchen and bathroom in the Dallas Development Code.**
Lori Levy

Ms. Levy read the item into the record. Ms. Levy presented on the proposed amendments to the Dallas Development Code Chapter 51 and 51A to revise the definitions for bedroom, kitchen and bath in support of the Comprehensive Environmental Climate Action Plan (CECAP) goals of reducing storm water runoff and reducing the heat island effect. Further, the proposed code amendment directly correlates to the Economic Development Policy (EDP) goals of streamlining the permitting process to approve 90% of building permits within two weeks, and to undergo regulatory review to remove barriers to affordable development.

Speakers: no speakers.

(1) DCA212-006
Steven Doss

Consideration of amending the Dallas Development Code Sections 51A-2.102 Definitions, 51A-4.408 Maximum Building Height, and related sections to modify how building height is measured.

Mr. Doss read the item into the record. Mr. Doss presented on the proposed amendments to the Dallas Development Code Chapter 51A to modify how building height is measured. And how the proposed changes would normalize the city's definition of height, provide additional guidance on where height is measured at the top of a building, and provide additional guidance for allowable rooftop structures, while ensuring that few, if any, existing buildings are put into nonconforming status by the proposed amendments.

Speakers: no speakers.

MOTION #1

Motion to approve the minutes from the March 3, 2022 ZOAC meeting.

Motion: Enrique MacGregor
2nd: Lorie Blair

Result: Passed: 7-0
For: Hampton, Blair, MacGregor, Hall, Rieves, Bagley, Behring
Against: none
Absent: none

The meeting was adjourned at 10:02 a.m.

NOTE: For more detailed information on discussion of an issue(s) heard during this meeting, refer to the audio recording retained on file in the Planning & Urban Design Department, Dallas City Hall, Room 5BN.