

# City of Mesquite, Texas

## Legislation Details (With Text)

<b>File #:</b>	19-4287	<b>Version:</b>	1	<b>Name:</b>	Screen Wall: Peachtree Apartments
<b>Type:</b>	Agenda Item	<b>Status:</b>	Passed		
<b>File created:</b>	7/18/2019	<b>In control:</b>	City Council		
<b>On agenda:</b>	8/5/2019	<b>Final action:</b>	8/5/2019		
<b>Title:</b>	Conduct a public hearing and consider possible action regarding a request from Peachtree Apartments, to substitute an opaque metal fence for a required long-span precast masonry screening wall on the north, south and east property lines of property located at 1402 S. Peachtree Road. (This item was postponed at the July 1, 2019, City Council meeting.)				

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Peachtree Apartments Screening Wall and Attachments, 2. Estimate required screen wall (1), 3. Second estimate required screen wall, 4. Estimate Proposed wood screen fence, 5. Photo - Proposed Wood Fence

Date	Ver.	Action By	Action	Result
8/5/2019	1	City Council	Approved	Pass

Conduct a public hearing and consider possible action regarding a request from Peachtree Apartments, to substitute an opaque metal fence for a required long-span precast masonry screening wall on the north, south and east property lines of property located at 1402 S. Peachtree Road.  
(This item was postponed at the July 1, 2019, City Council meeting.)

On July 1, 2019, the Council postponed this item and directed the applicant to provide estimates for construction of a wall that would meet the current ordinance. The applicant obtained two estimates for long-span precast concrete screening walls - one for \$133,500 and one for \$145,214. The applicant also received an estimate for a proposed board on board wood screening fence for \$66,500.

Following a recent inspection of the property, an illegal fence was identified and the applicant has subsequently requested that the Council approve the existing material. According to the property owner, the existing metal fence was constructed 13 years ago in response to crime that was occurring on the property. A permit was not obtained for the existing fence and it was constructed of a material that was not allowed at that time. It is also not allowed under the current ordinance.

The City Council may waive, defer or approve a substitute for the masonry screening requirement if it finds that screening and/or buffering is impractical or unnecessary.

### Recommended/Desired Action

Following the public hearing, staff recommends denial of the waiver to allow the existing fence to remain.

### Attachment(s)

Staff memo, Applicant Request Letter, Maps and Photos  
Estimate Required Screen Wall  
Second Estimate Required Screen Wall

Estimate Proposed Wood Screen Fence  
Proposed Screen Fence Image

**Drafter**

Jeff Armstrong

**Head of Department**

Jeff Armstrong