

**CITY OF GROVES  
PLANNING AND ZONING COMMISSIONERS WORKSHOP  
MONDAY, APRIL 1, 2024**

**MINUTES**

The City of Groves Planning and Zoning Commissioners Met in The Public Works Building, 4925 Mckinley, Monday April 1, 2024 at 6:00 Pm to Consider the Request for The Property Listed Herein.

1. To Consider the Request from Phong Hue Tat, Owner of the Property at 3522 Twin City Hwy, Groves, Request for a Specific Use Permit (SUP) for a Gaming Room and Gaming Machines to be located on Lot 4 Block 2, Atlantic Gardens. Property Zoned C-2 General Light Commercial in the City of Groves.
2. To consider renewing the Gaming Permit for Game Room & Gaming Machines Request from Mr. Stephen Marcantel @ 5130 Twin City Hwy, LT 4 TR 1 11.82 AC & TR 7 .394 AC BLK 8 RG F PALCO 4900-5170 TWIN CITY HWY

Mr. Placetti called the meeting to order at 6:00 pm and called for a roll call. Let the records indicate a quorum was met.

Members Present: Don Pedraza (Building Official), Rodney Pacetti, Chris Crain, Michael Campise (Alt), Rhonda Dugas (Ex Officio),

Absent: Lynnette, Baaheth, Craig Plokhooy

Guest Present: Phong Hue Tat, (Owner 3522 Twin City Hwy), Steven Marcantel (Owner 5130 Twin City Hwy), City Attorney Mr. Monk)

**ITEM OF NEW BUSINESS**

Mr. Pacetti opened the meeting:

1. To consider the Request from Phong Hue Tat, Owner of the Property at 3522 Twin City Hwy, Groves, Request for a Specific Use Permit (SUP) for a Gaming Room and Gaming Machines to be located on Lot 4 Block 2, Atlantic Gardens. Property Zoned C-2 General Light Commercial in the City of Groves. Discussions followed.
  - Applicant has not met the City Ordinance Chapter 21 Article III Gaming & Gaming Machines Requirements.
  - Request for a Specific Use Permit (SUP) has been tabled.
2. To consider renewing the Gaming Permit for Game Room & Gaming Machines request from Mr. Stephen Marcantel @ 5130 Twin City Hwy, LT 4 TR 1 11.82 AC & TR 7 .394 AC BLK 8 RG F PALCO 4900-5170 TWIN CITY HWY

Mr. Pacetti called for a motion to consider Renewing the Permit for Game Room & Gaming Machines at 5130 Twin City Hwy, Groves Tx.  
Motion by Mr. Crain, Second by Mr. Campise.  
Discussions followed.

- Handicap signs need to be installed at each handicap parking spot.
- Certificate of Occupancy needs to be renewed.

**Applicant will meet the city ordinance Chapter 21 Article III Gaming & Gaming Machines requirements before the Joint Public Hearing. Mr. Pacetti called for a motion. Motion made by Mr. Pacetti, Second by Mr. Campise to accept the renewal request and send it to the City Council to set a date for Joint Public Hearing.**

**Mr. Pacetti called for a vote: Vote was unanimous, motion carried.**

**Mr. Pacetti asked if there was any other business. None was given.**

**With no further business, Meeting was adjourned at 7:05 pm.**

MAC