

**NOTICE OF A SCHEDULED MEETING FOR THE  
CITY OF MIDLOTHIAN  
PLANNING AND ZONING COMMISSION  
TUESDAY, MARCH 19, 2019**

Pursuant to the provisions of Chapter 551 VTCA Government Code, notice is hereby given of a scheduled meeting of the Midlothian Planning and Zoning Commission, to be held in the Council Chambers of City Hall, 104 West Avenue E, Midlothian, Texas.

**WORKSHOP / 6:45 PM  
CITY COUNCIL CHAMBERS**

1. Staff review of the cases that were heard by City Council in the last sixty (60) days.

**REGULAR AGENDA 7:00 PM**

Call to Order and Determination of Quorum.

**CONSENT AGENDA**

*All matters listed under Consent Agenda are considered to be routine by the Planning & Zoning Commission and will be enacted by one motion without separate discussion. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.*

- 2019-001 Consider the minutes for the Planning and Zoning Commission meeting dated:
- February 19, 2019
- 2019-002 Consider and act upon a request for a Final Plat for Harvest Hill Addition, Lots 2 and 3, Block 1, being 5.320 ± acres of land, situated within the John B. Garvin Survey, Abstract No. 402, in the City of Midlothian, Ellis County. The property is located to the west of where Harvest Hill Drive intersects with Reindeer Drive (Case No. FP07-2019-60).

**REGULAR AGENDA AND PUBLIC HEARINGS**

- 2019-003 Conduct a public hearing and consider and act upon an ordinance granting a Specific Use Permit (SUP) to allow for a Secondary Dwelling Unit. The property contains 1.03± acres situated on Lot 11, Block D, Four Trees Addition, generally located at 3941 Lizzy Lane (Case No. SUP05-2019-59).
- 2019-004 Conduct a public hearing and consider and act upon an ordinance amending the regulations relating to the use and development of 2.067± acres out of the Jefferson T. Rawls Survey, Abstract No. 933 and presently located in and zoned as Planned Development District No. 4 (PD-4). The property is generally located directly to the south of West Main Street (Business 287), between U.S HWY 287 and U.S HWY 67. 1900 West Main Street (Case No. Z07-2019-41).
- 2019-005 Conduct a public hearing and consider an act upon an ordinance amending the use and development regulations of Planned Development District No. 86 (PD-86), relating to additional amenities as adopted by Ordinance No. 2016-018 and amended by Ordinance No. 2017-24. Property is generally located 150' west of Branchwood Drive, north of FM 1387 (Case No. Z08-2019-44).
- 2019-006 Conduct a public hearing and act upon a request to rezone Lots 2R, 4R, 6R, 7R, 8R, 14R, 15R, 16R, the west half of Lot 17, the east half and south 50 feet of the west half of Lot 18, and the south 50 feet of Lot 19, All In Block 4, Hawkins Addition from Residential Three (R3) Zoning District and Community Retail (CR) District to Urban Village Planned

Development District No. 93 (UVPD-93); amending the Site Plan and Development Regulations of UVPD-93; and adopting a Boundary Description (Case No. Z10-2019-62).


- 2019-007 Conduct a public hearing and consider and act upon an ordinance for a Specific Use Permit (SUP) for a body art studio located within a 2,400± square foot portion of a building on Lot 9R-1, Block 2, of Eastgate Industrial Park Phase 3 (commonly known as 860 Dividend Road, Suite 200); presently zoned Medium Industrial (MI) District (Case No. SUP04-2019-50).
- 2019-008 Conduct a public hearing and consider and act upon an ordinance amending the City of Midlothian Zoning Ordinance, by adding to Section 2.04 “Use Tables,” Subsection (C) “Utility, Accessory & Incidental” a new use titled “Solar Farm” to be permitted by Specific Use Permit in certain zoning districts; retitling, renumbering and amending in its entirety Section 7 “Wind Energy Systems” including adding regulations for Solar Farms (Case No. OZ03-2019-18).
- 2019-009 Conduct a public hearing and consider and act upon an ordinance for a Specific Use Permit (SUP) for a solar farm for 386.03± acres out of the B. Canfield Survey, Abstract Number 196 and the MEP&P RR. Co. Survey, Abstract Number 760, Ellis County, Texas; presently zoned Agricultural (A) District. Located approximately 2,491 feet west of VV Jones Road and on the south side of Forbes Road (Case No. SUP06-2019-67).
- 2019-010 Conduct a public hearing and consider and act upon an ordinance amending the City of Midlothian Zoning Ordinance Section 4.6017 relating to individually-mounted channel letters and Section 100.400 “Signage Definitions” by adding definitions (Case No. OZ07-2019-69).

#### MISCELLANEOUS DISCUSSION

- Staff and Commissioner Announcements
- Adjourn

Note: The Planning & Zoning Commission may go into a closed meeting at any time pursuant to the Texas Government Code §551.071 (2) to seek legal advice and counsel from the City Attorney or other attorney engaged by the City regarding any item appearing on the agenda.

I, Trenton Robertson, Planning Director for the City of Midlothian, Texas, do hereby certify that this Notice of a Meeting was posted on the front window of City Hall, 104 West Avenue E, Midlothian, Texas, at a place readily accessible to the general public at all times, no later than the 15<sup>th</sup> day of March, 2019, at or before 6:00 P.M.

  
Trenton Robertson, AICP  
Planning Director