

**NOTICE OF A REGULAR MEETING
OF THE PLANNING AND ZONING COMMISSION
OF THE CITY OF MIDLOTHIAN, TEXAS
TUESDAY, OCTOBER 16, 2007**

Pursuant to the provisions of Chapter 551 VTCA Government Code, notice is hereby given of a Regularly 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 – 6:00 PM

- Discuss Technical Issues regarding October 16, 2007 Agenda Items
- Discuss City Council Agenda Items (Past, Present and Future)

CONSENT AGENDA – 7:00 PM

1. **Consider and Take Action on Planning and Zoning Commission Minutes Dated:**
September 18, 2007

REGULAR AGENDA

2. **Consider and act upon a request regarding Ordinance 2007-47, the Ordinance for Coventry Crossing Planned Development (PD-44) (Case No. M01-2007-13)**

Review applicant's request for revisions to the planned development and determine whether said change constitutes a "significant change" per Zoning Ordinance 89-13, Section 6.1-12, and whether said changes therefore require public hearings to be scheduled; and, if determined to be insignificant change, to amend the PD-44 masonry requirements with said changes.

PUBLIC HEARING AGENDA

3. **Conduct a public hearing and act upon a rezoning request of Original Town, Block 29, Lot 2 from its current General Professional (GP) District to an Urban Village Planned Development (UVPD) District for office and residential uses (Case No. Z05-2006-99)**

Property is located ± 236 feet south of West Main Street and west of South 6th Street.

4. **Conduct a public hearing and act upon a request to approve a specific use permit (SUP) for Fire Station No. 3 on property known as The Rosebud, Section One, Lot 46R, Block 1 (Case No. SUP02-2007-04)**

Property is currently zoned Single Family Four (SF-4) and contains ± 1.282 acres and is generally located south of Tower Road and ± 148 feet east of Charisma.

5. **Conduct a public hearing and act upon a request to rezone ± 0.7169 acres (pending approval of voluntary annexation) to a Planned Development (PD) District to be included with the current Redden Farms Planned Development rezone request Case No. Z06-2006-100. (Case No. z02-2007-08)**

Property is generally located north of U.S. Highway 287 and ± 810 feet east of Primrose.

6. **Conduct a public hearing and act upon a request to approve a specific use permit (SUP) to allow a restaurant with drive-thru service on property known as Midlothian Shopping Center, Lot 3, Block 1 (Case No. SUP01-2007-01)**

PUBLIC HEARING AGENDA *CONTINUED*

Property is currently zoned Commercial (C) District and contains ± 0.94 acres and is generally located south of E. Main Street and west of George Hopper Road.

- 7. Conduct a public hearing to consider a rezone request of property known as Eastridge Plaza from Light Industrial (LI) District to a Planned Development (PD) District for retail & office uses (Case No. Z01-2007-05)**

Property is located in the W.M. Hawkins Survey, Abstracts No. 464 & 465 and contains ± 14.181 acres and generally located north of US Hwy 287 and 120 feet west of Midlothian Parkway.

- 8. Conduct a public hearing act upon a rezone request to property known as 1404 North 9th Street from a Commercial (C) District to a Planned Development (PD) District for retail and office uses, and a residential (second-story loft) use (Case No. Z03-2007-09)**

Property contains ± 0.545 acres and is generally located east of North 9th Street and ± 350 feet north of US Hwy 67 southbound service road.

- 9. Conduct a public hearing to consider an amendment to Ordinance 2007-15, as amended, the City of Midlothian's Comprehensive Plan (Case No. CP01-2007-06)**

Amending the Thoroughfare and Future Land Use Plan by adding and revising certain road segments to the Thoroughfare Plan Map and amending certain land use designations to the Future Land Use Plan providing a severability clause & an effective date.

- 10. Conduct a public hearing to consider and act and upon amendments to Midlothian Zoning Ordinance 89-13, as amended (Case No. OZ02-2007-10)**

Amending Article 3 (Definitions) and Article 4.4 (Use Table); and, any other corresponding additions, deletions or changes to various Sections, Articles and Provisions contained in said Zoning Ordinance.

- 11. Conduct a public hearing to consider and act upon amendments to the City of Midlothian Zoning Ordinance, adopted by Ordinance 89-13, as amended (Case No. OZ01-2007-07)**

Amending Article 7, Section 7.4 Sign Regulations to add a section for Unified Sign Agreements; and any other corresponding additions, deletions or changes to various Sections, Articles and Provisions contained in said Zoning Ordinance.

- 12. Continue a Public Hearing and act upon an ordinance regarding amendments to the City of Midlothian Zoning Ordinance 89-13, as amended (Case OZ06-2006-148)**

To consider proposed amendments and changes to the City of Midlothian Zoning Ordinance 89-13, as amended: Article 6, Section 6.1, (Planned Development Amenities); and, any other corresponding additions, deletions or changes to various Sections, Articles and Provisions contained in said Zoning Ordinance and, establishing an effective date.

MISCELLANEOUS DISCUSSION

- Staff and Commissioner Announcements
- Adjourn

I, John Garfield, Planning Director for the City of Midlothian, Texas, do hereby certify that this Notice of 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 12th day of October, 2007, at or before 5:00 P.M.

John Garfield, AICP
Planning Director

ATTEST: _____
Lori Hall, Dev. Processing Clerk