

**NOTICE OF A SCHEDULED MEETING FOR THE
CITY OF MIDLOTHIAN
PLANNING & ZONING COMMISSION
TUESDAY, JULY 20 2021**

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

Citizens not attending in person, but wishing to address the Planning & Zoning Commission, may submit comments on any topic or agenda item electronically by utilizing the Citizen Participation Form on our website at www.midlothian.tx.us/Participate. All forms must be received by 4:00 p.m. on the date of the meeting and will be provided for the record. You can also stream the meeting online on the City's website at <http://tx-midlothian3.civicplus.com/60/Agendas-Packets-Minutes-Videos>. If you need additional assistance or have questions on how to join the meeting, please feel free to contact us at 972-775-7168 or via email at planning@midlothian.tx.us prior to 4:00 PM on the day of the meeting.

WORKSHOP 5:30 PM

- Staff review of the cases that were heard by City Council in the last sixty (60) days.
- Review and discuss the changes to the parking regulations.

REGULAR AGENDA AND PUBLIC HEARINGS 6:00 PM

Call to Order and Determination of Quorum.

- 001 Citizens to be heard-The Planning & Zoning Commission invites citizens to address the Commission on any topic not already scheduled for a Public Hearing. Citizens wishing to speak should complete a "Citizen Participation Form" and present it to City Staff prior to the meeting. In accordance with the Texas Open Meetings Act, the Commission cannot act on items not listed on the agenda.

CONSENT AGENDA

- 002 Consider the minutes for the Planning & Zoning Commission meeting dated:
- June 15, 2021
- 003 Consider and act upon a request for a Final Plat of Hayes Crossing Phase 1, being ± 30.240 acres out of the C.R. Werley Survey, Abstract No. 1187, and the L.W. Stewart Survey, Abstract No. 997. The property is generally located on the west side of Hayes (Case No. FP09-2021-155).
- 004 Consider and act upon a request for a Preliminary Plat of Parkside North, being ± 21.961 acres of land, situated within the G.W. Smith Survey, Abstract No. 1074, City of Midlothian, Ellis County (Case No. PP19-2021-152).
- 005 Consider and act upon a request for a Final Plat of Parkside North, being ± 22.0 acres of land, situated within the G.W. Smith Survey, Abstract No. 1074. The property is generally located on the west side of Hayes (Case No. FP10-2021-162).
- 006 Consider and act upon the extension of a Preliminary Plat for C.R.S HQ Addition at the Farmstead in Midlothian, being ± 19.94 acres of land, situated within the George F. Holman Survey, Abstract No. 460, and the H.F. Hinkley Survey, Abstract No. 459, City of Midlothian, Ellis County, generally located ± 865 feet north of Henderson Street, between US Hwy 67 and North 9th Street (Case No. M21-2021-154).

REGULAR AGENDA AND PUBLIC HEARINGS

- 007 Consider and act upon a request for a Preliminary Plat of the Oaks at Shiloh, being +/-13.5468 acres out of the John Crane Survey, Abstract No. 246. The property is generally located west of Shiloh Road. (Case No. PP18-2021-149).
- 008 Conduct a public hearing and consider and act upon an ordinance granting a Specific Use Permit (SUP) for a drive-thru service on Lot 2, Block A, Walnut Grove Center North Addition, presently zoned Commercial (C) District; adopting conditions for development and use of the property. The property is located at 2450 Presidential Parkway (SUP19-2021-133).
- 009 Conduct a public hearing to consider and act upon an ordinance amending the regulations relating to the development and use of 168.65± acres out of the A.R. Newton Survey, Abstract No. 809, the W.M. Lick Survey, Abstract No. 620 and the J.R. Beauchamp Survey, Abstract No. 1201, described in Exhibit "A" hereto, by changing the zoning from Agricultural (A) District to Planned Development District No. 145 (PD-145) for residential and office/warehouse uses. The property is located east of the Longbranch Road and Daniel Road intersection, and is directly northwest of the Mid-Way Regional airport. (Case No. Z35-2021-148).
- 010 Conduct a public hearing and consider and act upon an ordinance amending and restating the use and development regulations of Urban Village Planned Development District No. 55 (UVPD-55), as adopted by Ordinance No. 2009-24. The property is located at 103 North 1st Street (Case No. Z36-2021-150).
- 011 Conduct a public hearing and consider and act upon an ordinance to change relating to the use and development of 50.46± acres in the M. Pogue Survey, Abstract No. 852 described in Exhibit "A" hereto, by changing the zoning from Agricultural District to Planned Development District No. 143 (PD-143) for residential uses. The property is located ±1,600 feet south of the Plainview Road and Stout Road intersection commonly known as 4440 Stout Road (Case No. Z37-2021-151).
- 012 Conduct a public hearing and consider and act upon an ordinance amending the development and use regulations of Planned Development District NO. 69 (PD-69); as adopted by Ordinance No. 2014-26 and amended by Ordinance No. 2021-43; adopting a site plan, elevations and landscape plan for Lot 2, Block B of Midlothian Business Park. The property is located on the north side of U.S. Hwy 67, between Miller Road and Discovery Street (commonly known as 3090 and 3200 Challenger Drive) (Case No. Z38-2021-156).
- 013 Conduct a public hearing and consider and act upon an ordinance relating to the use and development of 10.79± acres out of the Alexander Jenkins Survey, Abstract No. 554, Ellis County, Texas, as described in Exhibit "A" hereto to adopt the initial zoning of said parcel as Planned Development District No. 34-A (PD-34-A)The subject property is generally located south of Mt. Zion Road and east of Ledgestone Lane (Case No. Z39-2021-158).

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 16th day of July, 2021, at or before 6:00 P.M.


Trenton Robertson, AICP
Planning Director