

**NOTICE OF A SCHEDULED MEETING FOR THE
CITY OF MIDLOTHIAN
PLANNING & ZONING COMMISSION
TUESDAY, NOVEMBER 15, 2022
6:00 P.M.**

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.

REGULAR AGENDA 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.
- 002 Staff review of the cases that were heard by City Council in the last sixty (60) days.

CONSENT AGENDA

- 003 Consider the minutes for the Planning and Zoning Commission meeting dated:
- October 18, 2022
- 004 Consider and act upon a request for a Final Plat of Midlothian Skilled Nursing, being ±5.211 acres out of the B.F. Hawkins Survey, Abstract No. 464, in the City of Midlothian, Ellis County, Texas. The property is generally located on the east side of FM 663, South of Dylan Way. (FP01-2023-011)
- 005 Consider and act upon a request for a Final Plat of the Dove Creek, Phase Three (3), being +/- 73.012 acres out of the JD Enlow Survey, Abstract No. 346, the G. Garcia Survey, Abstract No. 419, the A Howell Survey, Abstract No. 525 and the Martha Brenan Survey, Abstract No. 43. The property is generally located south of McAlpin Road, directly south of Dove Creek Phase two (2). (Case No. FP02-2023-012).
- 006 Consider and act upon a request for a Final Plat of Hidden Lakes of Mockingbird, being ±224.883 acres out of the J. Smith Survey, Abstract No. 971, the R. Graham, Abstract No. 421 and the E. Lay Survey, Abstract No. 665. The property is located on the north of Mockingbird Lane and east of Walnut Grove Road. (Case No. FP03-2023-013).

REGULAR AGENDA AND PUBLIC HEARINGS

- 007 Consider and act upon a request to adopt the 2023 regular scheduled meeting dates for the Planning & Zoning Commission. (M01-2023-001)

- 008 Conduct a public hearing and consider and act upon an ordinance for a Specific Use Permit on Lot C.A. 7, Villages of Walnut Grove, Phase One (1), to allow for a residential subdivision sign located facing Walnut Grove Road, near the entrance of the Villages of Walnut Grove subdivision (Case No. SUP01-2023-002).
- 009 Consider and act upon a detailed site plan for 73.29 acres out of the William W. Rawls Survey, Abstract No. 932. The property is located just east of 2724 Old Fort Worth Road and is zoned Planned Development District No.150 (PD-150) (SP01-2023-006).
- 010 Conduct a public hearing and consider and act upon an ordinance to rezone Lot 3-6 and Alley Majors, Original Town City of Midlothian (commonly known as 615/617 N. 7th St) from Residential Three (R3) District to Commercial (C) for Commercial uses. The property is generally west of N. 7th Street and North of West Avenue B. (Z01-2023-003)
- 011 Conduct a public hearing and consider and act upon an ordinance granting a Specific Use Permit (SUP) to allow for indoor storage. The property is located at 615/617 N. 7th Street. (SUP02-2023-008)
- 012 Conduct a public hearing and consider and act upon an ordinance amending ±3.048 acres from Agricultural (A) to Single Family One (1) and a one (1) acre portion Single Family two (SF-2). The land is situated on Lot 3 of Duvall Place. The property is generally located at 3831 Plainview Road. (Z02-2023-04)
- 013 Conduct a public hearing and consider and act upon an ordinance amending the zoning of +/-46.329 acres being Lot 4, Block A of Midlothian Business Park and a portion of the Leeman Kelsey Survey, Abstract 593, from Planned Development No. 69 (PD-69) and Agricultural (A) District to a new Planned Development District for Battery Storage and electricity substation uses, approving a site plan and landscape plan. The property is generally located on Highway 67, east of VV Jones Road. (Z04-2023-010)
- 014 Conduct a public hearing and consider and act upon an ordinance amending The City of Midlothian Comprehensive Plan and Thoroughfare Map by supporting the northern alignment for the future expansion of FM 1387 in the city's ETJ. (Case No. OZ01-2023-014).
- 015 Conduct a public hearing and consider and act upon an ordinance amending the development and use regulations of Planned Development District No. 78 (PD-78) to allow for an electronic message center on a pole sign (billboard). The property is located at approximately 1630 North U.S. Highway 67. (Z03-2023-07)
- 016 Conduct a public hearing and consider and act upon an ordinance amending the zoning of ±42.876 acres out of the Larkin Newton Survey, Abstract No. 729 and the J.T. Rawls Survey, Abstract No. 933, by changing the zoning from Planned Development No. 4 (PD-4) to Planned Development No. 165 (PD-165) for industrial uses. The property is generally located at 975 US Highway 67. (Case No. Z45-2022-177).

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, Clyde Melick, Assistant City Manager 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 November 11, 2022, at or before 5:00 P.M.



Clyde Melick, AICP
Assistant City Manager