

**NOTICE OF A REGULAR MEETING
OF THE PLANNING AND ZONING COMMISSION
OF THE CITY OF MIDLOTHIAN, TEXAS
TUESDAY, AUGUST 21, 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 – 5:30 PM
TO BE HELD IN THE DEVELOPMENT SERVICES CONFERENCE ROOM
“OLD FIRE HOUSE” 100 W. AVE F**

- Discuss Technical Issues regarding August 21, 2007 Agenda Items
- Discuss City Council Agenda Items (Past and Present)
- Discuss Garage Orientation and Subdivision Regulations

CONSENT AGENDA – 7:00 PM

1. Consider/discuss and act upon a request for a septic waiver for Wilber Estates Lots 1 & 2, Block 1 (Case No. M30-2006-113)

Property contains ± 3.11 acres, and is generally located north of Blue Bonnet Lane and ± 725 feet west of FM 663, in the Extraterritorial Jurisdiction, of the City of Midlothian, Texas

2. Consider/discuss and act upon a request for a septic waiver for Lakegrove Addition Lots 4R, 5R & 10R, Block 3 (Case No. M32-2006-129)

Property contains ± 6.6420 acres, and is generally located east of Hilltop Road and ± 147 feet north of Sheparkon, in the Extraterritorial Jurisdiction, of the City of Midlothian, Texas

3. Consider/discuss and act upon a request for a septic waiver for Fairbanks Ranch Estates Los 1 & 2, Block 1 (Case No. M33-2006-133)

Property contains ± 55.48 acres, and is generally located south of FM 1387 and ± 117 feet east of Hidden Meadow Circle, in the City of Midlothian, Texas

4. Consider and act upon an amendment to Ordinance No. 100, clarifying appointment procedures, terms of office, procedure, scope and establishing rules of procedure for the City of Midlothian’s Planning & Zoning Commission And repealing any other ordinances in conflict with the terms of this ordinance, providing a severability clause and an effective date (Case No. M35-2006-136)

5. Consider and Take Action on Planning and Zoning Commission Minutes Dated:

June 19, 2007

PUBLIC HEARINGS

6. Conduct a public hearing and act upon a request regarding a Specific Use Permit (SUP) to allow drilling of up to five (5) gas wells on the Ash Grove L drill site (Case No. SUP09-2006-131)

Pad site is ± 3.40 acres in the North Texas Cement Company out of a lease area containing ± 11.68 acres. Property is currently zoned Heavy Industrial (HI) and is generally located west of U.S. Hwy. 67 and south of Gifco Road, in the City of Midlothian, Texas

7. Continue a public hearing to consider a rezoning request of Original Town, Block 29, Lot 2, currently zoned General Professional (GP) District and requesting a rezone to a Urban Village Planned Development (UVPD) District for general professional office uses (Case No. Z05-2006-99)

PUBLIC HEARINGS CONTINUED

Property contains ± 0.158 acres is generally located 236 feet south of West Main Street and west of South 6th Street, in the City of Midlothian, Texas

8. **Continue a public hearing and act upon a request to approve a rezoning request of the Redden Tract, currently zoned Single Family Three (SF-3) to a proposed Planned Development (PD) District with residential lot sizes ranging from 2,500 to at least 14,000 square feet (± 248.56 acres), a mixed-use for retail & office (± 12.02 acres) and an office park (± 38.4 acres) and green open space (Case No. Z06-2006-100)**

Property contains ± 299.42 acres, and is generally located south of FM 1387 and ± 3,150 feet west of Walnut Grove Road, in the City of Midlothian, Texas

9. **Continue a public hearing to consider and act upon a replat of Duvall Farm, Lot 1 into Duvall Place Addition, Lots 1-11, Block 1 (Case No. RP11-2006-96)**

Property contains ± 13.698 acres, and is generally located west of Plainview Road and east of Ledgestone Lane, in the Extraterritorial Jurisdiction, of the City of Midlothian, Ellis County, Texas

10. **Continue a public hearing and act upon a rezoning request from Fulson Midlothian Partners, LP on property currently zoned Single Family One (SF-1) and Commercial (C) to a proposed Planned Development (PD) District with residential uses (± 130 acres), Commercial/Community Retail/Multi-family Uses (± 83 acres), Commercial/Community Retail uses (± 106 acres), Mixed-Use District (± 96 acres), and open space (± 127 acres) (Case No. Z07-2006-104)**

Property contains ± 560.44 acres, and is generally located north of US Highway 287 and west of US Highway 67, in the City of Midlothian, Texas

11. **Continue a public hearing to consider a rezoning request of the Harding G. Calvert Tract currently zoned Agricultural (A) and Single Family Two (SF-2) Districts to a Planned Development (PD) District (Case No. Z09-2006-120)**

Property contains ± 106 acres in the Amasa Howell Survey, Abstract No. 525, and is generally located east of F.M. 663 and 218 feet south of Hill Meadow, in the City of Midlothian, Texas

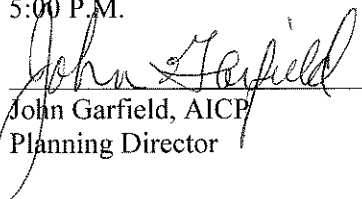
12. **Conduct a public hearing to consider a request to rezone property currently zoned Planned Development Four (PD-4) and single family one (SF-1) to a proposed Planned Development (PD) District for Multi-Family Uses (Case No. Z11-2006-134)**

Property contains ± 22.38 acres, and generally located west of Walter Stephenson Road and ± 100 ft. southwest of Sierra Vista, in the City of Midlothian, Texas

MISCELLANEOUS DISCUSSION

- Staff and Commissioner Announcements
- Adjourn

I, Alberto Mares, Current Planning Manager 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 17th day of August, 2007, at or before 5:00 P.M.


John Garfield, AICP
Planning Director

ATTEST: 
Kathleen Hamilton, Executive Asst.
to the Deputy City Manager