

**NOTICE OF A SCHEDULED MEETING FOR THE
CITY OF MIDLOTHIAN
PLANNING AND ZONING COMMISSION
TUESDAY, MAY 16, 2017**

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 / 6:00 PM
CITY COUNCIL CHAMBERS**

1. Staff review of the cases that were heard by City Council in the last sixty (60) days.
2. Discuss Future Land Use Plan.

**PLANNING AND ZONING COMMISSION MEETING / 7:00 PM
CITY COUNCIL CHAMBERS
AGENDA ITEMS**

Call to Order and Determination of Quorum, Invocation and Pledge of Allegiance.

- 2017-001** **Consider the minutes for the Planning and Zoning Commission meeting dated:**
- April 18, 2017
- 2017-002** **Consider a request for a Preliminary Plat for Wickliffe Addition, being ± 14.407 acres of land situated within the B.F. Hawkins Survey, Abstract No. 464, and the B.G. Garvin Survey, Abstract 396, City of Midlothian, Ellis County, generally located on South Midlothian Parkway, north of Mt. Zion Road. (Case No. PP08-2017-107).**
- 2017-003** **Consider a special exception request to the Midlothian Subdivision Regulations, Section 6.14.7, regarding driveway spacing requirements, relating to Wickliffe Manor, property contains 14.4070± acres out of the B.F. Hawkins Survey, Abstract No. 464 and the B.G. Garvin Survey, Abstract No. 464, generally located on South Midlothian Parkway, north of Mt. Zion Rd. (Case No. M23-2017-110).**
- 2017-004** **Consider action on a request for a special exception to Section 3.5501 of the Midlothian Zoning Ordinance to allow construction of a single-family house with a roof pitch less than the minimum requirement of 8:12. Property contains ± 31.861 acres of land situated in Lot 1, Block 1 of the Mayes Addition (commonly known as 4640 Stout Road) (Case No. M20-2017-106)**
- 2017-005** **Consider action on a request for a special exception to Section 3.5501 of the Midlothian Zoning Ordinance to allow construction of a single-family house with masonry less than the minimum requirement of 90%. Property contains ± 31.861 acres of land situated in Lot 1, Block 1 of the Mayes Addition (commonly known as 4640 Stout Road) (M21-2017-106)**
- 2017-006** **Consider a request for a Preliminary Plat for Harvest Hill, being ± 7.660 acres of land situated within the John B. Garvin Survey, Abstract No. 402, City of Midlothian, Ellis County, generally located at Reindeer and Harvest Hill Drive. (Case No. PP06-2017-94).**

- 2017-007** **Conduct a public hearing and consider a request for a Specific Use Permit (SUP) to allow for the use of a grocery store, and to consider a request for approval of the associated site plan, elevations, and landscape.** Property contains ±2.3398 acres situated within the John B. Gavin Survey, Abstract No. 402, City of Midlothian, Ellis County, generally located at Reindeer and Harvest Hill Drive. (SUP13-2017-104).
- 2017-008** **Conduct a public hearing and consider a request for a Replat of Four Trees Addition, Lots 14-31, Block D, situated within the S. Fredrick Survey, Abstract No. 357, the E. Bryson Survey, Abstract No. 117 and the John Crane Survey, Abstract No. 246, generally located at the northeast corner of future North Walnut Grove Road and West Shiloh Road (Case No. RP01-2017-93).**
- 2017-009** **Conduct a public hearing and consider and act upon a request for a Specific Use Permit (SUP) for a secondary dwelling unit,** situated in Lot 118 of Northridge Addition, Unit IV, located at 537 Rolling Hills Drive. (Case No. SUP12-2017-103)
- 2017-010** **Conduct a public hearing and consider a request for a Specific Use Permit (SUP) to allow for the use of a furniture construction shop.** Legal Description 4RA, Midwest Industrial Park, located at 2104 N. Highway 67. (Case No. SUP08-2017-97)
- 2017-011** **Conduct a public hearing and consider a request for a Specific Use Permit (SUP) to allow for the use of a gasoline station with retail sales and to consider a request for approval of the associated site plan, elevations, and landscape plan.** Property contains ±1.044 acres, a portion of the Hawkins Midlothian Development, City of Midlothian, Ellis County, generally located at FM 663 and Hawkins Run Rd. (SUP10-2017-99).
- 2017-012** **Conduct a public hearing and consider and act upon a request to rezone 14.066± acres of land from Single Family One (SF-1) and Agricultural (A) District to a Planned Development District (PD) for Commercial (C) uses and granting a Specific Use Permit (SUP) for a mini-warehouse facility.** Property is located in the Martha Brenan Survey, Abstract No. 43, generally located 900 feet north of McAlpin Road, East side of FM 663 (Case No. Z28-2017-105).
- 2017-013** **Conduct a public hearing and consider and act upon a request to rezone .1601± acres of land from Residential 3 (R-3) to an Urban Village Planned Development District (PD).** Property is located at Lot 5, Block 37, generally located on South 5th Street and Avenue H (203 S. 5th Street) (Case No. Z27-2017-96).
- 2017-014** **Conduct a public hearing and consider and act upon a request to rezone 7.458± acres of land from Agricultural (A) District to a Planned Development District for Community Retail (CR) uses with outdoor sales, displays and storage use.** Property is located in the J Witherspoon Survey, Abstract 1136, and the J. Alford Survey, Abstract No. 7, generally located on the northwestern corner of Shady Grove Rd and Plainview Rd. (Case No. Z22-2017-80).

2017-015 **Conduct a public hearing and consider and act upon an ordinance amending City of Midlothian Zoning Ordinance**, Section 3.5701 (Secondary Dwellings Units Requirements), specifically in reference to maximum square footage allowed. (Case No. OZ10-2017-111)

2017-016 **Conduct a public hearing and consider and act upon an ordinance amending City of Midlothian Zoning Ordinance**, by adding a use of ice kiosks to Section two (2), the use table and by adding a definition to Section one (1) for the term ice kiosks. (Case No. OZ11-2017-112).

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, Kristine Day, 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 the 12th day of May, 2017, at or before 6:00 P.M.


Kristine A. Day, Assistant City Manager