

**NOTICE OF A SCHEDULED MEETING FOR THE  
CITY OF MIDLOTHIAN  
PLANNING & ZONING COMMISSION  
TUESDAY, MAY 19, 2020**

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.

Although our Planning & Zoning Commission meetings are open to the public, space is limited and citizens are encouraged to watch the meetings online rather than in person due to concerns related to the spread of COVID-19. Citizens attending in person are asked to maintain a distance of at least six (6) feet from other members of the public, Planning & Zoning Commission and City staff. 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](http://www.midlothian.tx.us/Participate). All forms must be received by 5:00 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](mailto:planning@midlothian.tx.us) prior to 5:00 PM on the day of the meeting.

**REGULAR AGENDA AND PUBLIC HEARINGS 6:00 PM**

Call to Order and Determination of Quorum.

- 001            Staff review of the cases that were heard by City Council in the last sixty (60) days.
  
- 002            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 take action on items not listed on the agenda.
  
- 003            Consider the minutes for the Planning and Zoning Commission meeting dated:
  - April 21, 2020
  
- 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. PP05-2020-051).
  
- 005            Consider and act upon a request for a special exception to Section 3.5501 of the Midlothian Zoning Ordinance to allow for the construction of a building with a roof pitch less than the minimum requirement of 8:12. The property consists of 19.63± acres of land, situated within the Martin J. Pogue Survey, Abstract No. 852. The property is located approximately +/- 925 feet east of where there is a "Y" intersection on Stout Road heading south (Property ID No. 231212). The property is between 4651 Stout Road and 4431 Stout Road (Case No. M05-2020-050).

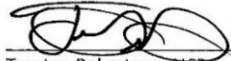
- 006 Consider and act upon a special exception in accordance to Section 7.13 of the Subdivision Ordinance from Section 3.16 “Dedication” and Section 4.14 “Final Plats” of the Subdivision Ordinance pertaining to right-of-way (ROW) dedication on Apple Court and Apple Lane. The property is approximately +/-9.43 acres and is within the Martha Brenan Survey, Abstract No 43 (commonly known as 910 Apple Court) (Case No. M06-2020-060).
- 007 Conduct a public hearing and consider and act upon an ordinance by amending various exhibits to Ordinance No. 2019-62 establishing Urban Village Planned Development District No. 124 (UVPD-124). The property is located at 111 S. 7th Street (Case No. Z16-2020-53).
- 008 Conduct a public hearing and consider and act upon an ordinance by changing the zoning of 40.399± acres in the R. Hosford Survey, Abstract No. 533, C. Jenkins Survey, Abstract No. 555, R.A. Bullock Survey, Abstract No. 556, B.F. Witherspoon Survey, Abstract No. 1180, as described in Exhibit “A-1” hereto from Single Family-Three (SF-3) Zoning District to Planned Development District No. 62a (PD-62a); Amending the development regulations and additional amenities as adopted by Ordinance No. 2014-48. The property is located at the west ends of Walnut Lane and Clancy Lane, between South Walnut Grove Road and Eastgate Road (Case No. Z11-2020-035).
- 009 Conduct a public hearing and to consider and act upon an ordinance relating to the use and development of 21.59± acres out of the William W. Rawls Survey, Abstract No. 915, generally depicted in Exhibit “A” hereto, by changing the zoning from Agricultural (A) District and Single Family-One (SF-1) District to Planned Development District No. 130 (PD-130) for Multi-Family Residential Uses and Community Retail (CR) uses; adopting development and use regulations for PD-130. The property is generally located at the southwest corner of FM 663 and Autumn Run Drive (Case No. Z15-2020-052).
- 010 Conduct a public hearing and consider and act upon an ordinance amending Section 2.04 “Use Tables,” Subsection (a) “Residential Uses” by amending where Secondary Dwelling Units may be located by right; amending Section 3.5700 “Secondary Dwelling Units” by amending the development regulations and standards for Secondary Dwelling Units (Case No. OZ02-2020-057).
- 011 Review and discuss the City of Midlothian Downtown Plan, including a Downtown Vision, Vision Statement, Goals and Objectives, Land Use and Character Plan, and an Action Plan; and providing for an effective date (Case No. M07-2020-061).

## **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 15<sup>th</sup> day of May 2020, at or before 6:00 P.M.

  
Trenton Robertson, AICP  
Planning Director