



Planning and Zoning Commission Agenda

May 17, 2022

5:30 p.m.

300 W. Cotton St.

City Hall Council Chambers

I. Call to Order

II. Invocation

III. Pledge of Allegiance

IV. Approval of April 19, 2022 P&Z Minutes

V. Citizen Comment

VI. Consent Agenda

- A. CONSIDER application #RP22-05 Buchanan Gardens filed by Luis Mejia to replat approximately 0.200 acres of Lot 6 Block 4 of Buchanan Gardens into one residential lot located at 1202 Clover Lane.

VII. Regular Agenda

- A. CONSIDER application #P22-07 ABC Subdivision filed by 3 Gen Properties to plat approximately 3.973 acres of Abstract 258 P. P. Rains Survey into 2 commercial lots located on the west side of Highway 259 North, north of Janet Kay Drive.
- B. A PUBLIC HEARING will be held to consider application #Z22-14 filed by Winona 416 LTD requesting a rezone from Agricultural (A) to Light Commercial (C-1) Zoning District for approximately 8.691 acres of AB 186 D Sanchez Survey Tract 14 Section 8 and AB 186 D Sanchez Survey Tract 14-02 Section 8 located on the northwest corner of McCann Road and George Richey Road.
- C. A PUBLIC HEARING will be held to consider application #Z22-15 filed by Northwest Longview Investments, LLC requesting a rezone from General Retail (GR) to Light Commercial (C-1) Zoning District for Lots 3 and 4 Block 1 Park Place Subdivision located at 1901 and 1905 West Loop 281.

D. A PUBLIC HEARING will be held to consider application #Z22-16 filed by Esbeida Santiago requesting a rezone from General Retail (GR) to Single Family (SF-4) Zoning District for Lot 1 Block 662 Mulvine Subdivision located at 1011 Sapphire Street.

E. A PUBLIC HEARING will be held to consider application #PD22-01 filed by MCP Parkview, LP requesting a rezone approximately 4.827 acres of Lot 2 Block 1 Hollybrook Seniors Community from General Retail (GR) to Planned Development for a senior cottage development at an existing senior living community located at 601 and 603 Hollybrook Drive.

VIII. Staff Update

A. Provide update of City Council action on previous zoning items.

IX. Adjourn

Persons with disabilities who plan to attend this meeting and who may need auxiliary aid or services are requested to contact Planning and Zoning Division at 903-237-1072 at least two days before this meeting so that appropriate arrangements can be made.

"Any final action, decision or vote on a matter deliberated in a closed meeting will only be taken in an open meeting that is held in compliance with Texas Government code, chapter 551. The Planning and Zoning Commission reserves the right to adjourn into a closed meeting or executive session as authorized by Texas Government Code, section 551.001, et seq. (the Texas open meetings act) on any item on its open meeting agenda in accordance with the Texas open meetings act, including, without limitation sections 551.071-551.086 of the Texas open meetings act.

The Planning and Zoning Commission reserves the rights to consider use classifications for the property that are less intense than the use requested by the applicant.