



CITY OF DECATUR, TEXAS

Development Services ★ 1601 S. State Street ★ Decatur, TX 76234 ★ (940) 393-0250 voice ★ (940) 626-4629 fax

AGENDA

Planning and Zoning Commission Regular Meeting* Tuesday, December 17, 2019, at 5:30 P.M. City Hall Council Chambers 201 E. Walnut St.

Call to Order

- ITEM 1:** Consider and take appropriate action regarding approval of the Planning and Zoning Commission Meeting Minutes from November 19, 2019.
- ITEM 2:** Consider and take appropriate action regarding approval of the Planning and Zoning Commission Meeting Minutes from December 3, 2019.

General Agenda Comments

Anyone wishing to speak on a posted agenda item must complete a speaker card with his/her name and address and must identify the agenda item number for which he/she would like to speak. A card must be submitted to Cheryl Fuss, Development Review Coordinator, so that the speaker may be recognized by the Chair at the appropriate time. Speakers will each be allowed a total of three (3) minute time period to provide comments regarding the posted agenda item for which the request to speak was submitted and may speak during this item or during the Commission's consideration of individual items in accordance with City Council Rules of Procedure. The three (3) minute time period will be extended to six (6) minutes if a translator is required for a non-English speaker to communicate his/her comments regarding the posted agenda item for which the request to speak was filed.

Non-Public Hearing Items:

- ITEM 3: CONSENT AGENDA** – All consent agenda items listed are considered to be routine by the Planning and Zoning Commission and will be recommended in one motion. There will be no separate discussion of these items unless a P&Z Commissioner so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.
- A. RP2019-19** Commission to take action to make a recommendation to City Council regarding **Replat Application 2019-19** – Earl Smith's request, on behalf of City of Decatur and High Five Capital LP, to final plat Lots 1R and 2R, Block 1, Cartwright Addition, to the City of Decatur, Texas being a replat of Block 2, Lots 1-3, Lots 5-7, and part of Lots 4 & 8, Cartwright Addition, to the City of Decatur, Texas according to the plat recorded in Cabinet B, Slide 595 Plat Records, Wise County, Texas and being all of Blocks 2, 3, and part of Block 4 of J. A. Proctor Survey, Abstract No. 683, Wise County, Texas, City of Decatur, Texas, including a 10' x 175' alley abandonment situated in said Cartwright Addition, and more commonly referred to as 303 E. Walnut St. and 201 N. Cates St., Decatur, Texas. A complete legal description of the property is found on the plat exhibit located in the staff report.
- B. RP2019-21** Commission to take action to make a recommendation to City Council regarding **Replat Application 2019-21** – Mr. Jody Adams' request, on behalf of Double Creek Capital, Ltd., to final plat Lots 1R-1 and 1R-2, Block 2, Double Creek Retail / Medical Complex Addition, being approximately 2.283 acres and a replat of Lot 1, Block 2, Double Creek Retail / Medical Complex Addition, in the City of Decatur, Wise County, Texas and more commonly

referred to as 701 W. Bennett Rd., Decatur, Texas. A complete legal description of the property is found on the plat exhibit located in the staff report.

ITEM 4: Discuss and approve 2020 Meeting Schedule.

For Your Information Items:

ITEM 5: New and/or future business items:

- a. January 7, 2020, meeting currently has four (4) Planning applications. Submittal deadline was December 9, 2019:
 1. RP2019-22 – 800 S. Trenchard St., Commercial Replat
 2. SUP2019-04 – 113 W. Main St., Alcoholic Beverage in a C-1A Zoning District
 3. CP2019-03 – 2501 S. FM 51, Comprehensive Plan Land Use Amendment (Institutional (INST) to Commercial (COMM)) on 1.856 acres of land owned by Double Creek Capital
 4. ZC2019-06 – 2501 S. FM 51, Zone Change from C-1 Zoning District to a C-2 Zoning District on 1.856 acres of land owned by Double Creek Capital
- b. January 21, 2020, meeting currently has no (0) Planning applications. Submittal deadline is December 23, 2019.

Adjournment:

Prepared and posted this the 13th day of December, 2019, in accordance with Chapter 551, Texas Government Code.

Dedra Denée Ragland, AICP
Planning and Development Director