



**PLANNING AND ZONING COMMISSION PRE-MEETING
CITY COUNCIL CONFERENCE ROOM
757 North Galloway Avenue
July 23, 2018 - 6:30 P.M.
To discuss the items on the regular agenda**

**PLANNING AND ZONING COMMISSION MEETING
CITY COUNCIL CHAMBERS
757 North Galloway Avenue
July 23, 2018 - 7:00 P.M.**

Pursuant to Section 551.071 of the *Texas Government Code*, the Planning and Zoning Commission may meet in a closed executive session to consult with the City Attorney regarding matters authorized by Section 551.071, including matters posted on this agenda.

AGENDA

I. APPROVAL OF THE MINUTES OF THE JULY 9, 2018 MEETING

II. PUBLIC HEARINGS

- A. Conduct a public hearing and consider an application submitted by John Porizek, M/I Homes for a Zoning Change from “GR” General Retail to Planned Development – Single Family Residential to allow a single-family subdivision on a property described as Tract 1 (6.5533 acres) and Tract 2 (4.2156 acres) in the Josiah Phelps Survey, Abstract No. 1157, City of Mesquite, Dallas County, TX, located at 4105 N. Belt Line Road and 4155 N. Belt Line Road (Z0518-0033).
- B. Conduct a public hearing and consider an application submitted by Travis Boghetch, Boghetch Law, PLLC, on behalf of Scyene Rodeo, Ltd. for a Zoning Change from Planned Development – Townhomes #3817; Light Commercial, Commercial, and Planned Development – Light Commercial #3753 within the Mesquite Arena Rodeo Overlay District (MA/RE) to Planned Development – Light Commercial and Planned Development – Residential within the Mesquite Arena Rodeo Overlay District (MA/RE) to allow a development with residential uses and commercial uses including retail, restaurant, entertainment, and indoor recreational uses on a property described as 56.11 +/- acres situated in the Daniel Tanner Survey, Abstract No. 1462 and in the Job Badgley Survey, Abstract No. 74, City of Mesquite, Dallas County, Texas, located at 1900 and 2000 W. Scyene Road, 21713 and 21717 IH 635, 1703 and 1705 Rodeo Drive, 417 Rodeo Center Drive. (Z0518-0036).
- C. Conduct a public hearing and consider an application submitted by Patrick Roffino for a Zoning Change to amend Planned Development – Office Ordinance No. 2042 to allow additional uses on a property described as Club Estates 4, Block 15, Pt. Lot 1, City of Mesquite, Dallas County, Texas, located at 5115 N. Galloway Avenue (Z0518-0034).
- D. Conduct a public hearing and consider an application submitted by Maxwell Fisher with Masterplan for a Zoning Change from Commercial to Planned Development – Commercial to allow a pawnshop on a property described as Casa Ridge Addition No. 1, Block A, Lot 4, City of Mesquite, Dallas County, Texas, located at 3701 Gus Thomasson Road (Z0618-0048).

- E. Conduct a public hearing and consider a city initiated rezoning to repeal the existing Conditional Use Permit No. 4510 for properties located at 16160 and 16710 IH 635 and to repeal the existing Conditional Use Permit No. 4195 for property located at 16190 IH 635. The subject properties are described as being Lots 4R, 5R-1, 5R-2, and part of Lot 1R, Block A of the Oates Corner Retail Addition, and part of the adjacent tract in the Theophalus Thomas Survey, Abstract No. 1461, City of Mesquite, Dallas County, Texas and are located at 16160, 16170 and 16190 IH 635 (Z0718-0050).

III. DIRECTOR'S REPORT

- A. Director's Report on recent City Council action on zoning items at their meeting on July 16, 2018.

At the conclusion of business, the Chairman shall adjourn the meeting.

Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun.

Conforme a la Sección 30.06 del Código Penal (entrada ilegal de persona titular de licencia con arma de fuego oculta), personas con licencia segun el Sub-capitulo H, Capitulo 411, Código de Gobierno (ley de permiso para portar arma de fuego), no deben entrar a esta propiedad portando un arma de fuego oculta.

Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.

Conforme a la Sección 30.07 del Código Penal (entrada ilegal de persona titular de licencia con arma de fuego a la vista), personas con licencia segun el Sub-capitulo H, Capitulo 411, Código de Gobierno (ley de permiso para portar arma de fuego), no deben entrar a esta propiedad portando una arma de fuego a la vista.

CERTIFICATE

I, Garrett Langford, Manager of Planning and Zoning for the City of Mesquite, Texas, hereby certify that the attached agenda for the Planning and Zoning Commission meeting to be held July 23, 2018, was posted on the bulletin boards at the Municipal Center and City Hall on July 20, 2018 by 5:00 p.m. and remained so posted until after the meeting. This notice was likewise posted on the City's website at www.cityofmesquite.com for a minimum of 72 hours prior to the meeting.



Garrett Langford, AICP
Manager of Planning and Zoning
City of Mesquite, Texas