



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, July 3, 2018, at 5:30 P.M.

City Hall Meeting Room

201 E. Walnut

Call to Order

- ITEM 1:** Consider and take appropriate action regarding approval of the Planning and Zoning Commission and City Council Joint Workshop Meeting Minutes on June 18, 2018.
- ITEM 2:** Consider and take appropriate action regarding approval of the Planning and Zoning Commission Meeting Minutes on June 19, 2018.

Public Hearing Items:

- ITEM 3:** **RP2018-06** Commission to hear and take action to make a recommendation to City Council regarding Replat Application 2018-06—Mrs. Marsha Nieman’s request to final plat Lot 9R, Block 15, Range F, Devereux Addition, being approximately 0.222 acres of land and a replat of part of Lots 8 and 9, Block 15, Range F, Devereux Addition, to the City of Decatur, Wise County Texas and more commonly referred to as 105 S. Lane St., Decatur, Texas. A complete legal description is found on the plat exhibit located in the Staff Report.
- ITEM 4:** **SUP2018-03** Commission to hear and take action to make a recommendation to City Council regarding Specific Use Permit Application 2018-03—Aaron Cole’s request, on behalf of West Walnut Investments, LTD, for a Specific Use Permit to allow Multiple Family Dwellings as part of a Mixed Use Development in the C1-A, Decatur Square Business District on approximately 0.26 acres of land being legally described as all of Lots 4, 5, 6 and part of an alley, Block 5, C.J. Crabb’s Addition, and more commonly referred to as 302 W. Walnut Street, Decatur Texas.
- ITEM 5:** **SI2018-04/ZC2018-02** Commission to hear and take action to make a recommendation to City Council regarding an ordinance amending Appendix “B,” “Zoning” of the Code of Ordinances of the City of Decatur, Texas to classify a Birthing Center or Mid-Wife Facility as a new Use; adopt regulations relating to Article 5, “Zoning Districts” relative to the SF-2, Single-Family-2 Zoning District, C2, Thoroughfare Business District, the C-1, Restricted Business Zoning District, and the CO, Office Zoning District to regulate Birthing Centers or Mid-Wife Facilities, relating to Article 6, “Use Chart,” Table 7 to allow Birthing Centers or Mid-Wife Facilities with a Specific Use Permit, providing amendments to Article 3, “Definitions” and other sections of Appendix “B,” “Zoning” as related to and resulting from the foregoing amendments to the SF-2, Single Family-2 Zoning District, C2, Thoroughfare Business District, the C-1, Restricted Business Zoning District, and the CO, Office Zoning District.
- ITEM 6:** **SI2018-05** Commission to hear and take action to make a recommendation to City Council regarding an ordinance amending Appendix “B,” “Zoning” of the Code of Ordinances of the City of Decatur, Texas to classify Bingo Halls for Charitable Purposes as a new Use; adopt regulations relating to Article 5, “Zoning Districts” relative to the SF-2, Single-Family-2 Zoning District, the C2, Thoroughfare Business

District, and the C-1, Restricted Business Zoning District to regulate Bingo Halls for Charitable Purposes, relating to Article 6, "Use Chart," Table 7 to allow Bingo Halls for Charitable Purposes with a Specific Use Permit, providing amendments to Article 3, "Definitions" and other sections of Appendix "B", "Zoning" as related to and resulting from the foregoing amendments to the SF-2, Single-Family-2 Zoning District, the C2, Thoroughfare Business District, and the C-1, Restricted Business Zoning District.

Non-Public Hearing Items:

ITEM 7: **RP2018-07** Commission to hear and take action to make recommendation to the City Council regarding Replat Application 2018-07—Mr. Aaron Cole's request, on behalf of West Walnut Investments, to final plat Lot 4R, Block 5, Crabb's Addition, being approximately 0.26 acres of land and a replat of part of Lots 3, 4, 5 and a portion of a 115' alley, Block 5, Crabb's Addition, to the City of Decatur, Wise County Texas and more commonly referred to as 302 W. Walnut St., Decatur, Texas. A complete legal description of the property is found on the plat exhibit located in the Staff Report.

ITEM 8: New and/or future business items:
a. August meeting currently has no Planning applications.

Adjournment

Prepared and posted this the 29th day of June, 2018, in accordance with Chapter 551, Texas Government Code.

Dedra Denée Ragland, AICP
Planning and Development Director