



**AGENDA**  
FOR THE  
SEAGOVILLE PLANNING AND ZONING COMMISSION  
SCHEDULED FOR  
**Tuesday, April 27, 2021 at 6:30 p.m.**  
City Hall Council Chambers  
702 N. Highway 175; Seagoville, Texas

As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into Executive Session for seeking confidential legal advice from the City Attorney on any agenda item listed herein.

**CALL TO ORDER**

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**PUBLIC COMMENTS:** This portion of the meeting is to allow each speaker up to six (6) minutes to address the Commission on items not posted on the current agenda. Commissioners may not discuss these items, but may respond with factual data or policy information; place the item on a future agenda; or forward the information to the appropriate city department director. Citizens wishing to speak on posted agenda items will be called upon at that time. Anyone wishing to speak shall submit a Speaker Request Form. Please do not speak until called and recognized by the Chairman.

**1. APPROVAL OF MINUTES:** Consider the minutes of the previous Tuesday, March 23, 2021, regular Planning and Zoning Commission meeting.

**BUSINESS:**

- 2. ZONING REQUEST Z2021-06: PUBLIC HEARING** Conduct a Public Hearing, discuss and make a recommendation to City Council on a zoning change request from C, Commercial, to R-5, Residential Single Family, on approximately 0.48-acres of Tract 50 in the Henry D. Bohannon Abstract 178, being commonly referred to as 316 South Kaufman Street, Seagoville, Dallas County, Texas.
- I. Chairman opens the public hearing.
  - II. Commission receives the Staff report and action recommendation.
  - III. Commission receives the Applicant rebuttal to Staff report. (Applicant or their representative to be recognized by the Chairman. Once recognized, they are to speak from the podium.)
  - IV. Commission receives any public comments. (Chair to state that individuals who wish to speak must come to the podium to be recognized. Those speaking need to provide their name and address to City Staff by printing this information on the provided paper on the podium. Each speaker is limited to six (6) minutes so that everyone can be heard.)
  - V. Chairman closes the public hearing. (Chair to state no further comments will be accepted from the public during this meeting. The public is welcome to stay and observe, but they may not comment or otherwise disrupt the meeting.)
  - VI. Commissioners hold their discussion.
  - VII. Commissioners move, 2<sup>nd</sup>, and vote on their recommendation to City Council on this item.

(Chairman announces the decision of the Commission and that the public may continue to follow this item at the City Council meeting. The date of the meeting is listed at the end of this agenda.)

- 3. ZONING REQUEST Z2021-07: CONSTRUCTION PLAT** Discuss and take necessary action on the request to approve a Construction Plat for Cottonwood Creek on approximately 46-acres at 835 Thedford Road in PD-19-04-A1, a Planned Development with R-5, Residential Single Family, base zoning.
- I. Commission receives the Staff report and action recommendation.
  - II. Commission receives the Applicant rebuttal to Staff report. (Applicant or their representative to be recognized by the Chairman. Once recognized, they are to speak from the podium.)
  - III. Commissioners hold their discussion.
  - IV. Commissioners move, 2<sup>nd</sup>, and vote on their decision. (Chairman announces the decision of the Commission and that the public may continue to follow this item at the City Council meeting. The date of the meeting is listed at the end of this agenda.)
- 4. ZONING REQUEST Z2021-08: PUBLIC HEARING** Conduct a Public Hearing, discuss and make a recommendation to City Council on a request to amend the PD-20-02 zoning on the following three tracts of land in the Herman Heider Survey, Abstract No. 541, Dallas County, Texas, from PD-R5 (Planned Development/R-5, Residential Single Family) to PD-20-02-A1 to amend the concept plan, the front and rear building setbacks, define where the lot width is measured, and define the maximum lot coverage.
- I. Chairman opens the public hearing.
  - II. Commission receives the Staff report and action recommendation.
  - III. Commission receives the Applicant rebuttal to Staff report. (Applicant or their representative to be recognized by the Chairman. Once recognized, they are to speak from the podium.)
  - IV. Commission receives any public comments. (Chair to state that individuals who wish to speak must come to the podium to be recognized. Those speaking need to provide their name and address to City Staff by printing this information on the provided paper on the podium. Each speaker is limited to six (6) minutes so that everyone can be heard.)
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  - VI. Commissioners hold their discussion.
  - VII. Commissioners move, 2<sup>nd</sup>, and vote on their recommendation to City Council on this item. (Chairman announces the decision of the Commission and that the public may continue to follow this item at the City Council meeting. The date of the meeting is listed at the end of this agenda.)

#### **ANNOUNCEMENTS:**

- City Council: Monday, May 3, 2021 at 6:30 PM
- Planning & Zoning Commission: Tuesday, May 11, 2021 at 6:30 PM
- City Council: Monday, May 17, 2021 at 6:30 PM – Public hearing items on this Planning & Zoning Commission agenda are tentatively schedule to be heard at this City Council meeting.
- Planning & Zoning Commission: Tuesday, May 25, 2021 at 6:30 PM

#### **ADJOURNMENT**

gls Posted April 22, 2021 before 5:00 P.M.

  
Jennifer Bonner, Planner

The City of Seagoville does not discriminate on the basis of disability in the admission or access to, or treatment or employment in, its programs or activities. If you have a request for services that will make this program accessible to you, please contact the City Secretary's Office at 972-287-2050 or at [citysecretary@seagoville.us](mailto:citysecretary@seagoville.us) a minimum of two (2) business days prior to the meeting so that appropriate accommodations can be made.