



City of Abilene Planning and Zoning Commission Agenda

Notice is hereby given of a meeting of the Planning & Zoning Commission of City of Abilene to be held on Tuesday, November 5, 2019 at 1:30 p.m. at City Hall, 555 Walnut Street, Council Chambers, Abilene, Texas, for the purpose of considering the following agenda items. All agenda items are subject to action. The Planning & Zoning Commission reserves the right to meet in a closed session on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

CALL TO ORDER

INVOCATION

PUBLIC COMMENTS

There will be no votes or any formal actions taken on subjects presented during public comment. The public comment period will only allow members of the public to present ideas and information to city officials and staff.

MINUTES

1. Approval of minutes from previous meeting, October 1, 2019

PLATS

2. **MRP-4019:** A Plat of Lots 101 Thru 114, Block A and Lots 103 Thru 116, Block B, National Golf Addition, Abilene, Taylor County, Texas
3. **FP-4319:** Newhouse Farms, Section 2, being 44.407 acres out of the James Vaughn Survey No. 54, Abstract No. 415, Taylor County, Texas
4. **FRP-4419:** Butterfield Meadows, Section 4, Being a Replat of Lot 1, Block B, and Lots 1-2, Block D, out of Butterfield Meadows, Section 1, City of Abilene, Taylor County, Texas

ZONING

5. **CUP-2019-09:** Public hearing and possible vote to recommend approval or denial to City Council on a request from Hudman Investment Group, agent Phillip Hill, for Conditional Use Permit to allow contractor services in General Commercial (GC) zoning district and located specifically at 118 North Pioneer Drive. Legal description being Lot 1 in Block N, Continuation of Section 1, Park Plaza Addition to Abilene, Taylor County, Texas

6. **CUP-2019-10:** Public hearing and possible vote to recommend approval or denial to City Council on a request from Reynaldo and Ixel Smith, for Conditional Use Permit to allow a home-based daycare for more than six children (other than caregivers' own children) in Agricultural Open Space (AO) zoning district and located specifically at 6605 Maple Street. Legal description being Lot 16 in Continuation No. 2 of Kings Hill Subdivision and an additional 0.94 acre directly to north and out of northwest quarter of Lunatic Asylum Lands Section 8 in Abilene, Taylor County, Texas
7. **Z-2019-27:** Public hearing and possible vote to recommend approval or denial to City Council on a request from Sam Daggubati, agent Lauren Montgomery, to amend the existing Planned Development District Number 116, specifically by amending the graphic site plan (Exhibit B) guiding development on western 6.207 acres of this district. Legal description being Block 1 of J.B. Collins Subdivision of Part of Block 26, North Park Addition to Abilene, Taylor County, Texas, and including former Anson Jones Elementary School at 2002 Jameson Street
8. **Z-2019-28:** Public hearing and possible vote to recommend approval or denial to City Council on a request from Stan Chapman, Ron Fogle, Bobby Bright, Carol Purser and Mesquite Gate Properties to rezone property from Light Industrial (LI) with Historic (H) Overlay, to Central Business (CB) with Historic (H) Overlay. Legal description being all of Lots 4, 5 and 6 in Block 19 of Original Townsite for Abilene, Taylor County, Texas and including buildings at 802, 818, 826, 834 and 842 North 3rd Street as well as at 324 Mesquite Street
9. **Z-2019-29:** Public hearing and possible vote to recommend approval or denial to City Council on a request from Three JB Properties to rezone property from a Heavy Industrial (HI) District to a Planned Development (PD) District allowing industrial use but with no site-related or boundary street improvements required by terms of Chapter 3 (Subdivision) and Chapter 4 (Site Development) in Abilene's Land Development Code, on properties at 749 China Street, 750 Rose Street and 397 South 8th Street. Legal description being Lots 1 thru 22 in Pecks's Subdivision of Outlot No. 1 in Block 164 of Original Townsite for Abilene, Taylor County, Texas, as well as a certain 5.277 acres out of Outlot Nos. 1 and 4 in Block 190 of Abilene's Original Townsite
10. **TC-2019-02 (TABLED):** Public hearing and possible vote to recommend approval or denial to City Council on a request from, Lone Star Railroad Inc./Jeff Basket, agent John Hill, to abandon all of the 20' wide alley right-of-way (ROW) running north-south beginning at S. 8th Street, and heading north 531' terminating at the ROW of S. 7th Street.

Additionally, request to abandon a portion of S. 8th Street, beginning at the easternmost extent of China Street ROW and heading east 300' to the westernmost extent of Southern Switching Railroad ROW, Abilene, Taylor County, Texas

DIRECTOR'S REPORT

There will be no votes or any formal actions taken on subjects presented during public comment. The public comment period will only allow members of the public to present ideas and information to city officials and staff.

11. Recent City Council decisions regarding items recommended by the Planning and Zoning Commission

ADJOURNMENT

Notice

In compliance with the Americans with Disabilities Act, the City of Abilene will provide for reasonable accommodations for persons attending meetings. To better serve you, requests should be received forty-eight (48) hours prior to scheduled meetings. Please contact the City Secretary's Office at 325-676-6208. Telecommunication device for the deaf is 325-676-6360.

CERTIFICATION

I hereby certify the above meeting notice was posted on the bulletin board at the City Hall of the City of Abilene, Texas, on the 1st day of November, 2019, at 11:45 a.m.

Shawna Atkinson, City Secretary