



City of Abilene

Planning and Zoning Commission Agenda

Notice is hereby given of a meeting of the Planning & Zoning Commission of the City of Abilene to be held on Tuesday, March 7, 2023 at 1:30 PM at City Hall, 555 Walnut Street, Council Chambers, Abilene, Texas, for the purpose of considering the following agenda items.

CALL TO ORDER

INVOCATION

MINUTES

Minutes: Receive a Report, Hold a Discussion and Public Hearing, and Take Action on Approving the Minutes from the Regular Meeting Held on February 7, 2023.

PLATS

Receive a Report, Hold a Discussion and Public Hearing, and Take Action on the following plats:

2. **1823-FP:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on Forrest Meadows Section 2
3. **1923-FP:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on Heritage Parks section 13

ZONING

Receive a Report, Hold a Discussion and Public Hearing, and Take Action on the following Zoning Cases:

4. **CUP-2023-02:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on A Request From Ian Gore To Apply A Conditional Use Permit To Allow For Wholesaling And Storage (Outdoors) To A Piece Of Property Zoned Heavy Commercial. Located At 2102 Old Anson Rd. Legal Description Being Lot 201, Block A, Anson Park Addition, Abilene, Taylor County, Texas. **(Clarissa Ivey)**
5. **Z-2023-04:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on A Request From Sitzes Cleburne LP To Change Zoning From Office To PDD-180 To Allow For Self-Storage Units With A Base Zoning Of Office. Located At 1325 Hickory St. Legal Description Being The North 145.4 Feet, South 290.4 Feet And West 140 Feet Of Lot 2, Block 202, Original Town Of Abilene, Abilene, Taylor County, Texas. **(Clarissa Ivey)**
6. **Z-2023-05:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on A Request From Jerome Abor To Change Zoning Districts From Heavy Commercial To Residential Single-Family 6. Located At 626-610 N 13th St And 1314 Ash St. Legal Description Being Lots 3-5, Block 2, College Drive Addition, Abilene, Taylor County, Texas. **(Adam**

Holland)

7. **Z-2023-06:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on A Request From GFF Texas Holdings, LLC To Change Zoning From Medium Density Residential To General Retail. Located At 715 Grape St. Legal Description Being Lot 1, Maker Subdivision, Abilene, Taylor County, Texas. **(Adam Holland)**
8. **Z-2023-07:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on A Request From Coffee Momma LLC To Change Zoning From PDD-128 To General Retail. Located At 705 S Judge Ely Blvd. Legal Description Being Lot 1, Block 8, East Horizon Section 2, Abilene, Taylor County, Texas. **(Clarissa Ivey)**
9. **Z-2023-08:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on Request From Great Expectations LLC To Amend The Terms Of PDD-142 To Change The Base Zoning Of Tracts 2 And 3 From Neighborhood Retail And Neighborhood Office Respectively To General Retail. Located At 6856 Buffalo Gap Rd. Legal Description Being Lot 2 And 3, Block C, Antilley Road Subdivision Section 4, Abilene, Taylor County, Texas. **(Adam Holland)**
10. **TC-2023-01:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on A Request From McMurry University To Abandon Santos St. Between Hunt St. To S 18th St, Abilene, Taylor County, Texas. **(Clarissa Ivey)**
11. **TC-2023-02:** Receive a Report, Hold a Discussion and Public Hearing, and Take Action on A Request From Dylan Duggan To Abandon The North Half Of An Alley Located Between The 1800 Blocks Of Grand Avenue And Santos Street. **(Adam Holland)**

AGENDA ITEMS

12. **Election:** Hold a Discussion and Vote on a Commissioner to Serve as Secretary
13. **Ordinance Amendment:** Receive a Report, Hold a Discussion and Take Action on a proposal to adopt a new Thoroughfare Plan.
14. **Ordinance Amendment:** Receive a Report, Hold a Discussion and Take Action on a joint proposal of the Planning and Zoning Commission and Comprehensive Plan Advisory Committee (CPAC) to adopt a new Comprehensive Plan prepared by Halff and Associates, Inc.

EXECUTIVE SESSION

The Planning & Zoning Commission of the City of Abilene reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed below, as authorized by the noted Texas Government Code Sections:

- 551.071 Consultation with Attorney

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 3rd day of March, 2023, at 3:40 p.m.

Shawna Atkinson, City Secretary