



Sachse, Texas

Sachse City Hall
3815 Sachse Road
Building B
Sachse, Texas 75048

Meeting Agenda Planning & Zoning Commission

Monday, May 13, 2013

7:00 PM

Council Chambers

The Planning and Zoning Commission of the City of Sachse will hold a Regular Meeting on Monday, May 13, 2013, at 7:00 p.m. in the Council Chambers at the Sachse City Hall, 3815 Sachse Road, Building B, Sachse, Texas to consider the following items of business:

1. **Invocation and Pledge of Allegiance to the U.S. and Texas Flags**
2. Community Development Director's Update Report: Briefing on current activities of staff.
3. **Regular Agenda Items:**

[13-1538](#) Consider approval of the minutes from the April 22, 2013 Planning and Zoning Commission meeting.

Executive Summary

Approval of the minutes from the April 22, 2013 Planning and Zoning Commission meeting.

Attachments: [20130422 PZ MINUTES.pdf](#)

[13-1534](#) Conduct a public hearing and make recommendation to City Council regarding the approval of an Ordinance of the City Council of the City of Sachse, Texas amending the Comprehensive Zoning Ordinance and Map, as heretofore amended; by amending Planned Development No. 19 (PD-19) more particularly described in Exhibit "B" attached hereto; by amending the site boundary for Tract A-1 to remove 15.55 acres and by amending the site boundary for Tract C-2 to remove 10.72 acres for a new Tract C-4 totaling 26.27 acres to be created; by amending the site boundary for Tract C-2 to remove 1.49 acres to be added to Tract A-1; by amending Exhibit "A" to reflect the amended site area for Tracts A-1, C-2 and C-4; by amending Exhibit "C" to amend Schedule "B" titled "Parking Requirements" for Retail Stores and Shops uses located in Tract C-4; and by amending Exhibit "C" to amend Section 4.10 to amend the requirements for screening walls required in or adjacent to Tract C-4.

Executive Summary

The applicant is requesting to amend the existing Planned Development Ordinance to create a new commercial Tract C-4 within the Woodbridge West Planned Development. Tract C-4 will be creating in part from the existing commercial Tract of C-2 and from the existing Single-Family Residential Tract A-1. This request also involves the amendment of the Development Regulations pertaining to Parking and Screening Walls.

Attachments: [CD - WOODBRIDGE WEST TR C4 PZ - PRESENTATION.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - DRAFT ORD - EXHIBIT A.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - DRAFT ORD - EXHIBIT C.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - ATTACHMENT 1.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - ATTACHMENT 2.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - ATTACHMENT 3.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - ATTACHMENT 4.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - ATTACHMENT 5.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - ATTACHMENT 6.pdf](#)
[CD - WOODBRIDGE WEST TR C4 PZ - ATTACHMENT 7.pdf](#)

Note: The Planning and Zoning Commission may retire and convene into Executive, Closed Session on any matter related to the above agenda items for the purposes of private consultation with the City Attorney under Section 551.071 of the Texas Government Code.

4. Adjournment

State law prohibits the introduction or discussion of any item of business not posted at least seventy-two (72) hours prior to the meeting time.

Posted: May 10, 2013; 5:00 p.m. Marc Kurbansade, Community Development Director

If you plan to attend this public meeting and you have a disability that requires special arrangements at the meeting, please contact Terry Smith, City Secretary at (972) 495-1212, 48 business hours prior to the scheduled meeting date. Reasonable accommodations will be made to assist your needs.