



# Sachse, Texas

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

## Meeting Agenda Planning & Zoning Commission

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Monday, June 23, 2014

7:00 PM

Council Chambers

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The Planning and Zoning Commission of the City of Sachse will hold a Regular Meeting on Monday, June 23, 2014, at 7:00 p.m. 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:**

[14-2283](#)

Consider approval of the minutes from the June 9, 2014 Planning and Zoning Commission meeting.

*Executive Summary*

*Approval of the minutes from the June 9, 2014 Planning and Zoning Commission meeting.*

**Attachments:** [CD - PZ MINUTES 060914.pdf](#)

[14-2282](#)

Conduct a public hearing and consider recommendation to City Council regarding the consideration of an Ordinance of the City of Sachse, Texas, amending the Zoning Ordinance and Schedule I Permitted Uses Parking Requirements for Retail Sales / Personal Service Use, as heretofore amended; to grant a change of zoning from a General Commercial (C-2) District to a Planned Development District on an approximately 6.47-acre tract of land, more particularly described in Exhibit "A" and located on the northeast corner of Murphy Road and Blackburn, City of Sachse, Dallas County, Texas; providing for the approval of the Zoning Exhibit attached as Exhibit "B"; providing for the approval of Development Standards attached as Exhibit "C"; providing for the approval of the Zoning Concept Plan approved as Exhibit "D".

*Executive Summary*

*The property owner is requesting a modification to the existing*

*Schedule I. Permitted Uses Parking Requirements for Retail Sales / Personal Service Use in order to permit a reduction in required parking from 1 parking space per 200 square feet (sf) in gross floor area (gfa) to 1 parking space per 250 square feet in gross floor area. All other zoning regulations associated with the existing General Commercial (C-2) zoning district with conditions (Attachment 5) would remain in place as the C-2 district would serve as the base zoning district.*

**Attachments:** [CD - PARKING PD WALMART PZ - PRESENTATION.pdf](#)  
[CD - PARKING PD WALMART PZ - ATTACHMENT 1.pdf](#)  
[CD - PARKING PD WALMART PZ - ATTACHMENT 2.pdf](#)  
[CD - PARKING PD WALMART PZ - ATTACHMENT 3.pdf](#)  
[CD - PARKING PD WALMART PZ - ATTACHMENT 4.pdf](#)  
[CD - PARKING PD WALMART PZ - ATTACHMENT 5.pdf](#)  
[CD - PARKING PD WALMART PZ - ATTACHMENT 6.pdf](#)  
[CD - PARKING PD WALMART PZ - ATTACHMENT 7.pdf](#)  
[CD - PARKING PD WALMART PZ - EXHIBIT A.pdf](#)  
[CD - PARKING PD WALMART PZ - EXHIBIT B.pdf](#)  
[CD - PARKING PD WALMART PZ - EXHIBIT C.pdf](#)  
[CD - PARKING PD WALMART PZ - EXHIBIT D.pdf](#)

#### 4. Adjournment

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.

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: June 20, 2014; 5:00 p.m. Michael Spencer, Interim 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.*