



# Sachse, Texas

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

## Meeting Agenda Planning & Zoning Commission

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Monday, November 24, 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, November 24, 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. **Regular Agenda Items:**

- [14-2556](#) Consider approval of the minutes of the November 10, 2014 Planning and Zoning Commission meeting.

*Executive Summary*

*Review and consider approval of the minutes of the November 10, 2014 Planning and Zoning Commission meeting.*

**Attachments:** [20141110 PZ Minutes.pdf](#)

- [14-2560](#) Consider the application of Integral Woodbridge, LLC for approval of a Final Plat for Woodbridge Commons Phase 3, Lot 2, Block A, being a .956-acre tract. The subject property is located on the northwest corner of Woodbridge Parkway and State Highway 78 / KCS Railroad.

*Executive Summary*

*The applicant is requesting approval of a Final Plat for a .956-acre tract. The property will consist of one (1) lot for commercial uses.*

**Attachments:** [CD- WB Commons PH 3 Presentation.pdf](#)  
[CD- WB Commons PH 3 Attachment 1.pdf](#)  
[CD- WB Commons PH 3 Attachment 2.pdf](#)  
[CD- WB Commons PH 3 Attachment 3.pdf](#)  
[CD- WB Commons PH 3 Attachment 4.pdf](#)

- [14-2561](#) Conduct a public hearing and offer recommendation to City Council regarding the consideration of an Ordinance of the City of Sachse, Texas, amending the Zoning Ordinance, as heretofore amended; to grant a change of zoning from a Residential-1 (R-1) and Agricultural (AG) District with a Turnpike Overlay District

Commercial Zone to a Planned Development District with a Turnpike Overlay District Commercial Zone on an 8.44 acre tract of land, more particularly described in Exhibit "A" and located on the southeast corner of Merritt Road and President George Bush Turnpike, 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 applicant is requesting to rezone the subject property from its existing Residential and Agricultural zoning districts to a Planned Development zoning district. The proposed Planned Development would be comprised of commercial and retail uses along with residential townhomes.*

**Attachments:** [CD- Harmony Hill PD Presentation color.pdf](#)

[CD- Harmony Hill PD Attachment 1.pdf](#)

[CD- Harmony Hill PD Attachment 2.pdf](#)

[CD- Harmony Hill PD Attachment 3.pdf](#)

[CD- Harmony Hill PD Attachment 4.pdf](#)

[CD- Harmony Hill PD Exhibit A.pdf](#)

[CD- Harmony Hill PD Exhibit B.pdf](#)

[CD- Harmony Hill PD Exhibit C.pdf](#)

[CD- Harmony Hill PD Exhibit D.pdf](#)

Community Development Director's Update Report: Briefing on current activities of staff.

**3. 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: November 21, 2014; 5:00 p.m. Dan McGinn, Director of Community Development

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*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.*

