

**CITY OF MIDLAND, TEXAS
PLANNING AND ZONING COMMISSION
AGENDA
November 20, 2023 - 3:30 PM
300 North Loraine
Midland, Texas
Council Chamber - City Hall**



Notice is hereby given that a public meeting will be held by the Planning and Zoning Commission of the City of Midland, in the Council Chamber, City Hall, 300 N. Loraine, Midland, Texas, at or following the time specified, to consider the following:

OPENING ITEMS

1. Pledge of Allegiance

PUBLIC COMMENT

Receive comments from members of the public who desire to address the Planning and Zoning Commission regarding items on the present agenda for which public hearings will not be held. (Please limit comments to three minutes or less.)

CONSENT ITEMS

2. Motion approving the Planning & Zoning Commission meeting minutes for October 17, 2023.
3. Motion approving the Planning & Zoning Commission meeting minutes for November 6, 2023.
4. Motion approving the Planning & Zoning Commission meeting dates for 2024.
5. MOTION APPROVING A FINAL PLAT OF CORRAL ADDITION, BEING A 3.992-ACRE TRACT OF LAND OUT OF SECTION 7, BLOCK 39, T-2-S, T&P RR CO. SURVEY, CITY AND COUNTY OF MIDLAND, TEXAS (Generally located on the southeast corner of West Interstate 20 and South Pease Trail. - Council District 2 **(DEVELOPMENT SERVICES)**)
6. Motion approving a Final Plat of Hines Addition, Section 4, being a Replat of Lot 7 and 8, Block 6, Hines Addition, City and County of Midland, Texas (Generally located at the northwest corner of South L Street and Rhode Island Avenue.) (DISTRICT 2) (DEVELOPMENT SERVICES)
7. Motion approving a Final Plat of The Vineyard Addition, Section 10, being a Plat of a 31.356-acre tract of land out of the west half of Section 13, Block 40, T-1-S, T&P, RR Co. Survey, City and County of Midland, Texas. (Generally located immediately west of

Sherwood approximately 1,300 feet east of Avalon Drive) (DISTRICT 4) **(DEVELOPMENT SERVICES)**

8. Motion approving a Final Plat of The Vineyard Addition, Section 14, being a Plat of a 29.274 tract of land located in in the east half of Section 13, Block 40, T-1-S, T&P, RR Co. Survey, City and County of Midland, Texas. (Generally located west of Green Tree Boulevard and approximately 590-feet north of the intersection of Barking Rock and Woodrose.) **(DEVELOPMENT SERVICES)**
9. Motion approving a Final Plat of West Fork Addition, Section 2, being a plat of 5.394-acres situated as two tracts out of Section 35, Block 40, T-I-S T&P RR. Co. Survey, City and County of Midland, Texas (Generally located north of State Highway 191, approximately 490 feet west of State Highway 158, and generally located west of State Highway 158, approximately 540 feet north of State Highway 191 (DISTRICT 4) **(DEVELOPMENT SERVICES)**
10. Motion approving a Final Plat of West Fork Addition, Section 3, being a Replat of Lots 1 & 2, Block 1, West Fork Addition, City and County of Midland, Texas. (Generally located on the northwest corner of the intersection of West State Highway 158 and State Highway 191) (DISTRICT 4) **(DEVELOPMENT SERVICES)**
11. MOTION APPROVING A FINAL PLAT OF WESTRIDGE PARK ADDITION, SECTION 52, BEING A REPLAT OF LOTS 11 AND 12, BLOCK 8, CORRECTION PLAT OF WESTRIDGE PARK ADDITION, SECTION 27, CITY AND COUNTY OF MIDLAND TEXAS. (GENERALLY LOCATED IMMEDIATELY ON THE WEST SIDE OF WINDHAVEN DRIVE, APPROXIMATELY 200 FEET SOUTH OF DEAUVILLE BLVD. – DISTRICT 2) (DEVELOPMENT SERVICES)

PUBLIC HEARINGS

The Planning and Zoning Commission will hold public hearings on the following items:

12. Consider a request for the approval, with staff's recommended conditions, of a proposed Preliminary Plat of Avalon, Section 5, Being a Replat of Lots 12, 13, and the west 49.6-foot of Lot 14, Avalon Addition, a Replat of Lot 11, Block 2, Lots 11 and 12 of Blocks 3-7, and Lots 1-11, Block 8, City and County of Midland, Texas. Generally located south of Winfield Road, approximately 140-feet east of North L Street (DISTRICT 3) (DEVELOPMENT SERVICES)
13. Consider a request by Jennifer A. Chacon for a Specific Use Designation with Term for the sale of Alcoholic Beverages Sales for On-Premises Consumption in a Restaurant, on a 4,363-square foot portion of Lot 1A, Block 1, Pavilion Park, Section 11, City and County of Midland, Texas. (Generally located at the southeast corner of the intersection of East Mockingbird Lane and North Big Spring Street – DISTRICT 1) **(DEVELOPMENT SERVICES)**
14. Consider a request by Kendall Howard for a Specific Use Designation with Term for the

sale of Alcoholic Beverages Sales for On-Premises Consumption in a Restaurant, on a 4,337-square foot portion of Lot 1, Block 1, Myatt Addition, City and County of Midland, Texas. (Generally located at the northeast corner of the intersection of West Wadley Ave and North Garfield Street - DISTRICT 3) **(DEVELOPMENT SERVICES)**

15. Consider a request by Maverick Engineering for a Zone Change from PD, Planned Development District for an Office Center to O-1, Office District on Lot 6 and the west half of Lot 5, Block 12, West End Addition, City and County of Midland, Texas. (Generally located at the southeast corner of the intersection of West Texas Avenue and North D Street. **(DEVELOPMENT SERVICES)**)
16. Consider a request by Maverick Engineering for a Zone Change from SF-2, Single Family Dwelling District, to O-1, Office District, on Lots 11, 12, and 13, Block 55, Permian Estates, City and County of Midland, Texas. (Generally located at the southwest corner of the intersection of West Illinois Avenue and North McDonald Street. - Council District 4) **(DEVELOPMENT SERVICES)**
17. Consider a request by Raul Carrasco Jr. for a Zone Change from, O-1, Office District, to SF-3, Single-Family Dwelling District on Lot 4, Block 12, Cowden Addition, City and County of Midland, Texas (Generally located west of Bryant Street, approximately 100-feet north of Hart Avenue (DISTRICT 3) **(DEVELOPMENT SERVICES)**)
18. Consider a request by Robert Graham for a zone change from RR, Regional Retail District to SF-1, Single-Family Dwelling District for a 3.86-acre tract of land, located out of Section 35, Block 40, T-I-S, T&P RR. CO. Survey, City and County of Midland, Texas. (Generally located approximately 230-feet north of Castlewood Drive, and approximately 620-feet west of Homeland Drive) (DISTRICT 4) **(DEVELOPMENT SERVICES)**
19. Consider a request by Shufeng Lin for a Specific Use Designation for the Sale of all Alcoholic Beverages for on premises consumption in a Restaurant on a 4,115 square foot portion of Lot 4A, Block 1, North Park Addition, Section 5, City and County of Midland, Texas. (Generally located at the northeast corner of the intersection of North Midkiff Road and W. Loop 250 North) (DISTRICT 1) **(DEVELOPMENT SERVICES)**

MISCELLANEOUS

20. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of Redneck Retreat, Section 3, being a 11.08-acre tract of land out of Section 15, Block 38, T-2-S, T&P RR Co. Survey, City and County of Midland, Texas. Generally located on the south side of East County Road 130, approximately 1881-feet east of F.M. 715. (Extraterritorial Jurisdiction) **(DEVELOPMENT SERVICES)**
21. Motion denying a Final Plat of Redneck Retreat, Section 4, being a plat of a 10-acre tract of land located out of the southwest quarter of Section 15, Block 38, T-2-S, T & P, RR CO. Survey, Midland County, Texas. (Generally located on the north side of East County Road 140, approximately 2,600-feet east of Farm-To-Market Road 715.) (Extraterritorial Jurisdiction) **(DEVELOPMENT SERVICES)**

22. Motion approving with staff's recommended conditions, a proposed Preliminary Plat of Tanglewood Addition, Section 9, being a Replat of Lots 8 and 9, Tanglewood Addition, Section 8, and Lots 6 and 7, Block 4, Tanglewood Addition, Section 4, City and County of Midland, Texas. Generally located west of North Lamesa Road, approximately 815-feet north of East Wadley Avenue. (DISTRICT 2) (DEVELOPMENT SERVICES)

Jeffrey S. Fisher
Planning Division Manager
Department of Development Services

The City of Midland Planning and Zoning Commission meetings are available to all persons regardless of disability. If you require special assistance, please contact the Planning Division at 432-685-7400 or write to us at P.O. Box 1152, Midland, Texas 79702, at least 48 hours in advance of the meeting.