AGENDA

A meeting of the Plan Commission of the City of Garland, Texas will be held Monday, September 9, 2013, at 7:00 p.m. in the Council Chambers of City Hall, 200 North Fifth Street.

A pre-meeting will begin at 5:30 p.m. in the Council Chambers at City Hall, 200 North Fifth Street. The agenda for the pre-meeting is the same as for the regular meeting, and may include additional items as set forth below.

MINUTES

Consider approval of Minutes for the August 26, 2013 meeting.

PUBLIC HEARING PLAT

Final Plat – Jones Downtown Addition

ZONING

- 1. Consideration of the application of **Apartment Development Services**, requesting approval of 1) a change in zoning from Agriculture (AG) District to a Planned Development (PD) District for Multi-Family Uses, 2) a Concept Plan and 3) variances to Section 34.18(D)(1), Section 34.18(D)(2), Section 34.18(B), Section 34.19(A)(2)(a), Section 34.19(D), Section 34.20(B)(2)(b), Section 34.20(B)(3)(a)(iii) and Section 34.23(A)(5) of the IH 30 Development Standards regarding unit size and mix, building height, building design, setbacks from residential districts, building placement, parking lot landscaping, site landscaping and multi-family parking requirements. The property is located at the Northwest intersection of Bobtown Road and Waterhouse Boulevard. (File 13-35)(Requesting postponement until September 23, 2013)
- 2. Consideration of the application of **Ed Seghers**, requesting approval of a change in zoning from Multi-Family (MF-12) District to Office-1 (O-1) District. The property is located at 800 South Sixth Street, east of South Sixth Street and South of West Avenue G. (File 13-38)
- 3. Consideration of the application of **Mercy Realty**, **LLC**, requesting approval of 1) an amended Detail Plan on a property zoned Planned Development (PD) District 01-23 for Freeway Uses and in the SH 190 Overlay and 2) a variance to Section 34.19(A)(2)(a)(i) of the SH 190 Development Standards regarding the required setback from a property line not adjacent to a street. The property is located at 6520 President George Bush Turnpike. (File 13-39)
- 4. Consideration of the application of **King Family Medical**, requesting approval of 1) a Detail Plan on property zoned Planned Development (PD) District 99-04 for Shopping Center Uses and in the SH 190 Overlay and 2) a variance to Section 34.21(C)(3)(a)(i)(a) of the SH 190 Development Standards regarding the allowable number of monument signs on a single sign site. The property is located on the south side of Bunker Hill Road, approximately 270 linear feet southeast from the south corner of Lavon Drive and Bunker Hill Road (File 13-41)
- 6. Consideration of the application of **Southern Blues**, requesting approval of a Specific Use Permit for a Tattooing/Body Piercing Establishment on property zoned Industrial 1 (I-1) District. The property is located at 1901 South Jupiter Road, Suite 103. (File 13-42)