



# CITY OF MANSFIELD

1200 E. Broad St.  
Mansfield, TX 76063  
mansfieldtexas.gov

## Meeting Agenda Planning and Zoning Commission

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Monday, May 6, 2024

6:00 PM

City Hall Council Chambers

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1. **CALL TO ORDER**
2. **INVOCATION**
3. **PLEDGE OF ALLEGIANCE**
4. **TEXAS PLEDGE**
5. **RECESS INTO EXECUTIVE SESSION**

*Pursuant to Section 551.071, Texas Government Code, the Commission reserves the right to convene in Executive Session(s), from time to time as deemed necessary during this meeting for any posted agenda item, to receive advice from its attorney as permitted by law.*

**Consultation with City Attorney to Seek Advice About Pending or Contemplated Litigation, a Settlement Offer, or on a Matter in Which the Duty of the City Attorney to the City's Governmental Body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas Clearly Conflicts with Chapter 551 of the Texas Government Code Pursuant to 551.071**

Seek Advice of City Attorney Regarding Land Use Matters

6. **APPROVAL OF MINUTES**

[24-5993](#)

Minutes - Approval of the April 15, 2024, Planning and Zoning Commission Meeting Minutes

**Attachments:** [4-15-24 DRAFT Minutes](#)

7. **CITIZENS COMMENTS**

*Citizens wishing to address the Commission on non-public hearing agenda items and items not on the agenda may do so at this time. Once the business portion of the meeting begins, only comments related to public hearings will be heard. All comments are limited to 5 minutes.*

*In order to be recognized during the "Citizens Comments" or during a public hearing (applicants included), please complete a blue "Appearance Card" located at the entry to the Chambers and present it to the Planning Secretary.*

**8. PUBLIC HEARINGS**

[24-5991](#) Public Hearing on a Specific Use Permit for an Automotive Tire Service on 0.734 acres being Lot 1R, Block 3, Oakdale Addition, Tarrant Co., TX, located at 700 W Debbie Ln; Texas Tires, Owner; Nationwide Construction Applicant (SUP#24-001)

**Attachments:** [Maps and Supporting Information](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Site Plan](#)

[Exhibit C - Elevations](#)

[24-5992](#) Public Hearing on a Change of zoning from PR, Pre-Development District to PD, Planned Development District for mixed uses on approximately 134.8 acres of land situated in the J. Lawrence Survey, Abstract No. 616, the M. Gregg Survey, Abstract No. 385, J. Lawrence Survey, Abstract No. 616, and the H. Henderson Survey, Abstract No. 432; City of Mansfield, Ellis County, Texas, located approximately 1500 feet east of State Highway 360, south of Lone Star Road, and south of Britton Road (ZC#24-009)

**Attachments:** [Maps and Supporting Information](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Draft PD, Planned Development District Standards](#)

**9. SUMMARY OF CITY COUNCIL ACTIONS****10. COMMISSION ANNOUNCEMENTS****11. STAFF ANNOUNCEMENTS****12. WORK SESSION**

Discussion for Review and Approval of Zoning Cases

**13. ADJOURNMENT OF MEETING****14. NEXT MEETING DATE: Monday, June 3, 2024**

I certify that the above agenda was posted on the bulletin board next to the main entrance of City Hall on Friday, May 3, 2024, prior to 5:00 p.m. in accordance with Chapter 551 of the Texas Government Code.

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Clarissa Carrasco, Administrative Assistant II

\* This building is wheelchair accessible. Disabled parking spaces are available. Request for sign interpreter services must be made 48 hours ahead of meeting to make arrangements. Call 817 473-0211 or TDD 1-800-RELAY TX,

\* In deciding a zoning change application, the Planning & Zoning Commission and City Council are required to determine the highest and best use of the property in question. The Commission may recommend and the Council may approve a change in zoning to the category or district requested by the applicant or to any zoning category or district of lesser intensity. Notice is presumed sufficient for every District up to the intensity set forth in the zoning change application.