



# CITY OF MANSFIELD

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

## Meeting Agenda - Final

### Planning and Zoning Commission

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Monday, May 3, 2021

6:00 PM

City Hall Council Chambers

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**PARTICIPATION IN THIS MEETING WILL BE AVAILABLE IN PERSON OR BY VIDEO CONFERENCING. To participate by video, please register at**

[https://mansfieldtexas.zoom.us/webinar/register/WN\\_MNV4z6jbQHCQUHUoZTkaMg](https://mansfieldtexas.zoom.us/webinar/register/WN_MNV4z6jbQHCQUHUoZTkaMg)

by 6:00 pm on Monday, May 3, 2021 or join by telephone at 1-888-788-0099 (Toll Free). When you call into the meeting, provide the Webinar ID number and password below:

Webinar ID: 933 6787 6927

Passcode: 878429

Citizen comments on any agenda item for the May 3, 2021, Planning and Zoning Commission meeting may be submitted by email at [planning@mansfieldtexas.gov](mailto:planning@mansfieldtexas.gov). All comments must be received by 12:00 noon, Monday, May 3, 2021, for presentation to the Commissioners prior to the meeting.

1. **CALL TO ORDER**

2. **APPROVAL OF MINUTES**

[21-4060](#)

Minutes - Approval of the April 19, 2021 Planning and Zoning Board Meeting Minutes

**Attachments:** [Meeting Minutes 04-19-2021.pdf](#)

3. **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. Please refrain from "personal criticisms".*

*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.*

4. **PUBLIC HEARINGS**

[21-4058](#) SD#21-011: Public Hearing on a Preliminary Plat of Easy Drive Business Park being a revision of Lot 1, McAnier Addition and a 2.117 acre unplatted tract situated in the Elizabeth McAnier Survey, Abstract No. 571, for a total of approximately 4.330 acres; Altar Holdings, LLC, owner and G.A. Dixon Associates, engineer

**Attachments:** [Preliminary Plat.pdf](#)

[Previously Approved Plat.pdf](#)

[21-4055](#) OA#21-003: Public hearing to consider a proposed amendment of Section 155.099(B)(9)(b) of the Code of Ordinances, "Zoning," related to the setback for a swimming pool from a rear property line

5. **OTHER ITEMS**

[21-4041](#) Consideration of Revised City of Mansfield Standard Construction Details, April 2021, and Sanitary Sewer Lift Station Standards, April 2021

**Attachments:** [Standard Construction Details-2021.pdf](#)

[Sanitary Sewer Lift Station Standards, April 2021](#)

[21-4042](#) Consideration of the City of Mansfield Roadway Design Manual, May 2021

**Attachments:** [Roadway Manual-May 2021.pdf](#)

6. **COMMISSION ANNOUNCEMENTS**

7. **STAFF ANNOUNCEMENTS**

8. **ADJOURNMENT OF MEETING**

9. **NEXT MEETING DATE: Monday, May 17, 2021**

I certify that the above agenda was posted on the bulletin board next to the main entrance of City Hall on April 30, 2021, in accordance with Chapter 551 of the Texas Government Code.

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Jennifer Johnston, Development Coordinator

\* 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.