



# CITY OF MANSFIELD

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

## Meeting Agenda - Final

### Planning and Zoning Commission

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Monday, September 19, 2022

6:00 PM

City Hall Council Chambers

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#### IMMEDIATELY FOLLOWING THE CAPITAL IMPROVEMENTS ADVISORY COMMITTEE MEETING

1. **CALL TO ORDER**

2. **INVOCATION**

3. **PLEDGE OF ALLEGIANCE**

4. **TEXAS PLEDGE**

*"Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible."*

5. **APPROVAL OF MINUTES**

[22-4900](#)

Minutes - Approval of the September 6, 2022 Planning and Zoning Commission Meeting Minutes

**Attachments:** [Meeting Minutes 09.06.22.pdf](#)

6. **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.*

7. **CONSENT AGENDA**

[22-4906](#)

SD#22-035: Preliminary Plat of Parkside Estates on 14.156 acres; Bannister Engineering, LLC., engineer and Skorburg Company, developer.

**Attachments:** [Location Map SD#22-035.pdf](#)

[Site Plan.pdf](#)

[SD#22-035 Parkside Estates PP.pdf](#)

**8. PUBLIC HEARINGS**

[22-4903](#) SD #22-044: Public hearing on a replat to create Lots 12R1 and 12R2, Block 1, The Shops at Broad Street on approximately 4.22 acres located at 645 N US 287, Shops at Broad, LLC owner and Eagle Surveying, LLC, surveyor

**Attachments:** [Location map SD 22-044.pdf](#)  
[SD#22-044 Shops at Broad Street Replat.pdf](#)

[22-4901](#) ZC#22-013: Public hearing for a zoning change from C2, Community Business District to D, Downtown District (D-3, Urban Center Zone), on approximately 1.690 acres out of the W.C. Price Survey, Abstract No. 1240, Tarrant County, TX, located at 700 E. Broad St.; City of Mansfield, owner/applicant

**Attachments:** [Maps and Supporting Information.pdf](#)  
[Exhibit A.pdf](#)

[22-4902](#) HLC#22-007 and HLC#22-010: Public hearing to consider a request for a Historic Landmark Overlay District designation for the Mansfield Cemetery, c. 1868, and the Mansfield Community Cemetery, (c. 1874), located at 750 W. Kimball Street; Mansfield Cemetery Association, owner and Mansfield Community Cemetery Association, owner

**Attachments:** [Maps and Supporting Information.pdf](#)  
[Photographs of the Mansfield Cemetery.pdf](#)  
[Photographs of the Mansfield Community Cemetery.pdf](#)

**9. DISCUSSION ITEMS****10. SUMMARY OF CITY COUNCIL ACTIONS****11. COMMISSION ANNOUNCEMENTS****12. STAFF ANNOUNCEMENTS****13. ADJOURNMENT OF MEETING****14. NEXT MEETING DATE: Monday, October 3, 2022**

I certify that the above agenda was posted on the bulletin board next to the main entrance of City Hall on September 15, 2022, in accordance with Chapter 551 of the Texas Government Code.

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Planning and Zoning Secretary

\* 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.