



PLANNING AND ZONING COMMISSION PRE-MEETING
CITY COUNCIL CONFERENCE ROOM
711 North Galloway Avenue
Monday, November 10, 2008 - 6:30 P.M.
To discuss the items on the regular agenda

PLANNING AND ZONING COMMISSION MEETING
CITY COUNCIL CHAMBERS
711 North Galloway Avenue
Monday, November 10, 2008 - 7:00 P.M.

Pursuant to Section 551.071 of the *Texas Government Code*, the Planning and Zoning Commission may meet in a closed executive session to consult with the City Attorney regarding matters authorized by Section 551.071, including matters posted on this agenda.

AGENDA

I. APPROVAL OF THE MINUTES OF THE OCTOBER 27, 2008, MEETING

II. PUBLIC HEARINGS – GUS THOMASSON CORRIDOR

- A. Consider whether the Mesquite Comprehensive Plan shall be amended to allow for neighborhood-related land uses and redevelopment policies along the Gus Thomasson Corridor.
- B. Consider whether the Mesquite Zoning Ordinance shall be amended by creating a new zoning classification to be known as the Gus Thomasson Corridor District (GTC), which shall incorporate the Gus Thomasson Revitalization Code containing new or amended procedural requirements, standards for site design, and regulations affecting building form, building design, setback, parking, signage, landscaping and permitted uses (Zoning Text Amendment 2008-8).
- C. Consider whether the following properties shall be rezoned from their current zoning classifications to the new Gus Thomasson Corridor District classification, to wit:

All properties with frontage on Gus Thomasson Road from Interstate Highway 30 north to the City Limit line and, in addition, all properties lying within 1,500 feet of Gus Thomasson Road except for such properties that are currently zoned R-1, R-2 or R-3 Single-Family Residential (Combined applications – Nos. 705-7, 706-4, 1461-144, 545-22).

III. PUBLIC HEARING – COMPREHENSIVE PLAN AMENDMENT

Consider an amendment to the Mesquite Comprehensive Plan that would create and modify land use development policies for certain Low Density Community Areas.

IV. PUBLIC HEARING – ZONING

Consider an application for a Zoning Change from Planned Development Single-family to General Retail, submitted by Matthew Cain, Kimley-Horn and Associates, Inc., on property described as Creek Crossing Estates No. 10, Block A, Lot 1, located on the south corner of Clay Mathis Rd. and Faithon P. Lucas Sr. Blvd. (Zoning File No. 1-39). **This item was tabled at the September 8, September 22, and October 27, 2008, meetings.**

V. DIRECTOR'S REPORT

Report on City Council action and other planning and zoning issues.

At the conclusion of business, the Chairman shall adjourn the meeting.