

Planning and Zoning Commission Agenda

October 20, 2020

5:30 p.m.

LongviewTexas.gov/Tele

This meeting will be conducted utilizing a videoconferencing tool. Planning and Zoning Commissioners, staff, and citizens will participate via audio only. Instructions and direct links to view the meeting or speak during citizen comment can be found at LongviewTexas.gov/Tele.

To participate in citizen comment, please plan to log in early to give yourself time to register to the videoconference tool. After registering, you will receive a confirmation email containing information about joining the webinar. The virtual conference meeting room will open at 5:15 p.m., and the meeting will begin at 5:30 p.m.

For assistance or questions related to participating in the meeting, please contact the Planning and Zoning staff at 903-237-1072.

I. Call to Order

II. Roll Call

III. Approval of September 15, 2020 P&Z Minutes

IV. Citizen Comment

V. Consent Agenda

- A. CONSIDER application #P20-10 Longview Mall Addition, Unit #6 filed by Mall at Longview, LLC to plat approximately 11.016 acres of Longview Mall Addition, Unit #6 into one lot located on the east side of McCann Road south of W Loop 281 at 3510 McCann Road.
- B. CONSIDER application #RP20-05 Hickory Ridge Apartments and Corporate Center, Phase 1 filed by HTO Toler LV Property Company, LLC to replat approximately 0.554 acres of Block 2 Hickory Ridge Apartments and Corporate Center, Phase 1 into one lot and one block located at the southeast corner of Toler Road and Gilmer Road at 2000 Toler Road.
- C. CONSIDER application #RP20-06 Thomas Manor Unit No. 2 filed by Robert & Mary Bohn and Babette Tomberlain to replat approximately 0.742 acres of Lot 1, Block 12; Lot 2, Block 13 and abandoned right-of-way known as Derrick Street of Thomas Manor Unit No. 2 into 3 lots located at the northeast corner of Harley Ridge Road and Cheryl Street.

VI. Regular Agenda

- A. A PUBLIC HEARING will be held to consider #M20-01 an ordinance adopting the Unified Development Code.
- B. A PUBLIC HEARING will be held to consider application #PV20-03 San Antonio Addition filed by Clegg Wellborn for a variance to the Subdivision Ordinance, Sec. 92-102(a) to allow for a minimum lot width of approximately 49 feet instead of the required 60 feet minimum and to allow for a minimum lot size of approximately 7,187 square feet instead of the required 7,500 square feet minimum in Single Family (SF-4) Zoning District as set forth in the Zoning Ordinance for approximately 0.165 acres of proposed Lot 1, Block 1 San Antonio Addition located at 918 San Antonio Street.
- C. A PUBLIC HEARING will be held to consider application #S20-05 filed by Chris and Nan Tomboni (Tomboni's Bistro) requesting a Specific Use Permit (SUP) to allow for a restaurant with private club in General Retail (GR) Zoning District for approximately 0.899 acres of Abstract 113 J Jackson Survey Tract 34 Section 1 located at 1811 Judson Road Suite A.
- D. A PUBLIC HEARING will be held to consider application #PD20-05 filed by Andrew Traylor Custom Homes, LLC to rezone approximately 8.208 acres of Abstract 186 D Sanchez Survey Tract 37 Section 6 from Single Family (SF-4) to Planned Development - Single Family Detached located on the southside of Fenton Road, east of Brookway Lane.
- E. A PUBLIC HEARING will be held to consider application #Z20-09 filed by RSZZ, LLC requesting a rezone from Single Family (SF-4) to General Retail (GR) Zoning District for approximately 1.217 acres of Abstract 262 A Jordan Survey Tract 3 & 4 Section 4 located at 2003 Alpine Road and 2005 Alpine Road.
- F. A PUBLIC HEARING will be held to consider application #Z20-10 filed by Clint C. Blackman & Assoc Inc. and Chip Chris Investments Inc. and Simmons Real Estate, LLC requesting a rezone from General Retail (GR) to Heavy Commercial (C-2) Zoning District for Lots 8 and 9, Block 2, of Boykin's Addition and approximately 0.918 acres of Abstract 188 F W Saunders Survey Tract 72 located at 2001 South Eastman Road and 2108 South Eastman Road.

VII. Adjourn

Persons with disabilities who plan to attend this meeting and who may need auxiliary aid or services are requested to contact Planning and Zoning Division at 903-237-1072 at least two days before this meeting so that appropriate arrangements can be made.

"Any final action, decision or vote on a matter deliberated in a closed meeting will only be taken in an open meeting that is held in compliance with Texas Government code, chapter 551. The Planning and Zoning Commission reserves the right to adjourn into a closed meeting or executive session as authorized by Texas Government Code, section 551.001, et seq. (the Texas open meetings act) on any item on its open meeting agenda in accordance with the Texas open meetings act, including, without limitation sections 551.071-551.086 of the Texas open meetings act.

The Planning and Zoning Commission reserves the rights to consider use classifications for the property that are less intense than the use requested by the applicant.