

City of Mesquite, Texas

Legislation Text

File #: 20-5011, **Version:** 1

Conduct a public hearing for Application No. Z0220-0129, submitted by Huffines Land Holding Partners, LP, for a change of zoning from Agricultural and Planned Development District Ordinance No. 3538 to Planned Development District to allow a master-planned community that would provide development standards and allow mixed uses, residential and commercial uses, located southwest of East Cartwright Road and both northwest and southeast of Faithon P. Lucas Sr., Boulevard.

(Four responses in favor and 16 in opposition to the application have been received from property owners within the statutory notification area. The Planning and Zoning Commission recommends approval.)

The proposed master planned community will include up to 3,900 single-family homes. A variety of home types and lot sizes are proposed. A large amenity center is proposed that includes areas for certain retail and restaurant uses. More than 40 percent of the area is planned to be open space to include usable open spaces within one-quarter mile of every home. Trails will be provided throughout the development and will connect with the City-wide trail system.

On September 14, 2020, the Planning and Zoning Commission voted 7 to 0 to approve Application No. Z0220-0129, for a rezoning from Agricultural and Planned Development District Ordinance No. 3538 to Planned Development District.

Recommended/Desired Action

Following the public hearing, staff recommends postponing this item to the October 5, 2020, City Council meeting.

Attachment(s)

Staff report & maps
P&Z minutes

Drafter

Jeff Armstrong

Head of Department

Jeff Armstrong