



Agenda

Planning Commission Meeting
April 24, 2023
7:00 p.m.

I. Call to Order

II. Approval of Meeting Minutes

A. February 27, 2023 Planning Commission Meeting Minutes

III. Old Business:

A. None

IV. New Business

A. Case **2023RZ-001-01** (Public Hearing): An application by Felipe Castellanos to rezone 15.83 +/- acre tract of land Parcel ID 09F210100883495 on property zoned PUD (Planned Unit Development) to create a new PUD (Planned Unit Development) with an underlying residential of R-6, Single Family District generally located northwest of Union Woods Way and approximately 2,226 feet west from Lower Dixie Lake Road to construct 33 single family dwelling units.

B. Case **2023RZ-003-01** (Public Hearing): An application by Sergio Santoyo to rezone 2.83+/- acre tract of land Parcel ID 09F161000760715 and 09F161100760483 on property zoned R-4, Single Family Residential to RM, Residential Multi-Family District generally located south of Westbrook Place and east of Clayburn Street to construct two-family dwellings.

C. Case **2023TA-001-03** (Public Hearing): A city-initiated application to amend the text of the Zoning Ordinance of the City of Union City, as follows:

- a. To amend Article III, pertaining to “Interpretation and Definitions”, to revise definitions of “Commission”, “Planning Commission” and “Variance”;
- b. To amend Section 5-38 of Article V, Section 10-6 of Article X, and Section 12-5 of Article XII, to change references to “Director” and “Zoning Board of Appeals” to “Zoning Administrator” and “Planning Commission”, respectively;
- c. To amend Article XIII, pertaining to “Zoning Board of Appeals”, to eliminate the Zoning Board of Appeals and transfer jurisdiction over appeals, variances and related matters to the Planning Commission, to revise provisions pertaining to notice of public hearings on such matters, to revise provisions pertaining to appeals of decisions of the Planning Commission on such matters, and to make minor changes to grammar and syntax; and
- d. To amend Article XV, pertaining to “Planning Commission, Amendment”, to make changes consistent with the transfer of jurisdiction over appeals, variances and related matters to the Planning Commission, to revise provisions pertaining to rules and procedures for the Planning Commission, to add language pertaining to disclosures of campaign contributions, to add language pertaining to appeals of decisions of the mayor and council regarding text amendments and map amendments, and to make minor changes to grammar and syntax.

V. Adjournment