

**NOTICE OF MEETING
PLANNING AND ZONING COMMISSION
STAFF CONFERENCE ROOM
1ST FLOOR, MUNICIPAL BUILDING
JULY 7, 2008
AGENDA
WORK SESSION
4:30 P.M.**

1. Present agenda for July 7, 2008 regular meeting-presented by Staff.

**NOTICE OF MEETING
PLANNING AND ZONING COMMISSION
2 NORTH MAIN STREET, CITY COUNCIL CHAMBERS
2ND FLOOR, MUNICIPAL BUILDING
JULY 7, 2008
AGENDA
REGULAR MEETING
5:00 P.M.**

_____ Invocation

_____ Pledge of Allegiance

_____ Call Meeting to Order

A. CONSENT ITEMS

All items listed under this section, Consent Agenda, are considered to be routine by the Planning & Zoning Commission and may be enacted in one motion. If discussion is desired by the Commission, any item may be removed from the Consent Agenda at the request of any Commissioner and will be considered separately. Consider approving the Consent Agenda for each of the following:

1. Approve the minutes of the work session and the regular meeting of June 16, 2008.
2. P-FY-08-50 - Consider a recommendation to approve the Preliminary Plat of Wildflower Commercial, 2 commercial lots on 2.4± acres, on the south side of F.M. 2305, 300± feet east of Kegley Drive. Zoned PDD. Requested zoning is GR. (Applicant: Turley Associates for Christopher Vonder Hoya) (See Agenda Item #4)

B. ACTION ITEMS

3. Public Hearing–Z-FY-08-26: Discuss and recommend action to consider a zone change from Agriculture to General Retail on a 3.2± acre tract of land on the northeast corner of FM 93 and South 5th Street, and zone change to Two-Family (2F) a 43.2± acre tract of land, 515± feet north of FM 93 and on the east side of South 5th Street out of the Maximo Moreno Survey, Abstract No. 14. (Applicant: Boose-Mitchell Properties c/o Mitchell & Associates, Inc.)
4. Public Hearing–Z-FY-08-27: Discuss and recommend action to consider a zone change from Planned Development District to General Retail District from on a 0.9 ± acre tract of land situated in the Gorge Givens Survey, Abstract No. 345, located on the south side of West Adams Avenue, between Kegley Road and the Wildflower Villa Apartments. (Applicant: Turley Associates for Christopher Vonder Hoya)
5. Public Hearing–FY-08-28: Discuss and recommend action to consider amending the City of Temple Zoning Ordinance, 91-201, Section 708 (Automobile and Related Service Uses) to allow motorcycle sales by right in the General Retail District (GR). (Applicant: Planning Department)
6. Public Hearing–FY-08-29: Discuss and recommend action to consider a zone change from Agricultural District (A) to Single-Family Dwelling District 1 (SF-1) on a 55.9± acre tract of land recorded as Eagle Oaks at the Lake Phases One, Two, Three, Four and Five, out of the George Lindsay Survey, Abstract No. 513, and the S.P. Terry Survey, Abstract No. 812, located on both sides of Eagle Landing Drive, east of Cen-Tex Sportsman Club Road. (Applicant: Planning Department)
7. Public Hearing – Z-FY-08-30: Discuss and recommend action to consider a zone change from Agricultural District (A) zoning to Commercial (C) on a 5.0± acre tract of land located at the south west corner of the 53.8± acre tract being out of the M. Moreno Survey, Abstract Number 14, in Bell County Texas. Property is located adjacent to the East right of way line of Loop 363 and adjoins the North West property corner of the 29.83 Acre City of Temple Tract. (Applicant: Pechal Cabinets c/o Clark Fuller Engineering, Inc.)
8. P-FY-08-48: Discuss and consider a Final Plat for Syring Addition, one single family lot on a 4.7± tract of land, on the south side of Riggs Road west of Knob Creek Road, approximately 3.3± miles outside of the City Limits and considering exceptions to the regulations of the Subdivision Ordinance Section 33-93(k) (1&2) for local street paving, Section 33-102 for park fee and Section 33-97 and Code of Ordinance Chapter 12-145 and 146 for fire protection. (Applicant: Harold Syring, c/o All County Surveying, Inc.)

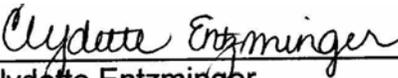
REPORTS, EVALUATION & ATTENDANCE

9. Evaluation

10. Attendance

SPECIAL ACCOMMODATIONS: Persons with disabilities who have special communication or accommodation needs and desire to attend the Planning Commission Meeting should notify the City Secretary's Office by mail or telephone 48 hours prior to the meeting date. Agendas are posted on Internet Website <http://www.ci.temple.tx.us>. Please contact the City Secretary's Office at 254-298-5700 for further information.

I hereby certify that a true and correct copy of this notice of meeting was posted in a public place at 10:30 a.m. on Friday, July3, 2008.



Clydette Entzminger
City Secretary

I certify that this Notice of Meeting Agenda was removed by me from the outside bulletin board in front of the City Municipal Building at _____ on the _____ day of _____ 2008.

_____ Title _____