



**GARLAND**  
**NOTICE OF MEETING**  
**CITY OF GARLAND, TEXAS**

**Plan Commission  
Public Meeting  
Council Chambers  
William E. Dollar Municipal Building  
200 N. Fifth Street  
Garland, Texas  
November 10, 2025  
6:30 PM**

A meeting of the Plan Commission of the City of Garland, Texas will be held at the aforementioned location, date, and time to discuss and consider the following agenda items.

**INVOCATION AND PLEDGE OF ALLEGIANCE:** It is the custom and tradition of the members of the Plan Commission to have an invocation and recital of the Pledge of Allegiance prior to the beginning of the meeting. Members of the audience are invited to participate. However, members of the audience are not required to participate. The decision to participate is strictly a matter of personal choice and has no bearing on matters to be considered by the Plan Commission and will not affect the decisions to be made during the meeting.

The meeting will be broadcast on City of Garland Government Access Television (CGTV). CGTV is available via [GarlandTX.gov](http://GarlandTX.gov), channel 16 (Spectrum), Channel 44 (Frontier), and channel 99 (AT&T U-verse). Meetings are broadcast online via live-streaming, on-demand, and air on CGTV with several rebroadcasts during the week of the meeting.

**Public Comments**

Your comments must relate to an item on this agenda - non-germane comments are not in order. Time limits will be imposed by the Chairman as appropriate to the nature of the agenda item. Generally, public speakers are given three minutes.

**IN-PERSON COMMENTS:** Registration will be required for any citizen wishing to speak. Speaker cards are available with the Secretary.

Garland City Hall and Council Chambers are wheelchair accessible. Special parking is available on the east side of City Hall and on Austin & State Street west of City Hall. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services must contact the City Secretary's Office at (972) 205-2404 at least two working days prior to the meeting so that appropriate arrangements can be made. BRAILLE IS NOT AVAILABLE.

If the Plan Commission adjourns into executive session during this meeting, the executive session will be conducted between and among the members of the Plan Commission and relevant City staff. Public access to that meeting is prohibited by State law.

**AGENDA:**

- 1. ITEMS FOR INDIVIDUAL CONSIDERATION**
  - a. October 27, 2025 Plan Commission Minutes**

## 2. PUBLIC HEARING

### a. Z 25-31 Mark Stacy (District 4)

*Hold a public hearing and consider the application of **Mark Stacy**, requesting approval of 1) a Specific Use Provision (SUP) for Car Wash, Automated/Rollover on property zoned Planned Development District 80-42 and 2) a Concept Plan for a Car Wash, Automated/Rollover Use. The site is located at 6545 Duck Creek Drive. (District 4) (File Z 25-31)*

### b. Z 25-35 ZoneDev (District 4)

*Hold a public hearing and consider the application of **ZoneDev**, requesting approval of 1) an amendment and expansion to Planned Development (PD) District 18-20 to allow a Dwelling, Single-Family Detached development and 2) a Concept Plan for a Dwelling, Single-Family Detached Use. The site is located at 2906 Bobtown Road and 5401 and 5417 Rosehill Road. (District 4) (File Z 25-35)*

### c. Z 25-37 Mission Ridge Consultants (District 7)

*Hold a public hearing and consider the application of **Mission Ridge Consultants**, requesting approval of 1) amendment to Planned Development (PD) District 05-36 to allow a Warehouse Office/Showroom Use by SUP, 2) allow Community Retail uses and other provisions, 3) a Specific Use Provision for a Warehouse Office/Showroom use and 4) a concept plan for a Warehouse Office/Showroom use at this location. The site is located at 2801 Belt Line Road. (District 7) (File Z 25-37)*

## 3. MISCELLANEOUS

### a. Amendments to multifamily and mixed use standards

*Staff will brief the Commission on the amendments to multifamily and mixed use standards.*

### b. Holford PD city-initiated rezoning update

*Staff will brief the Commission on the Holford PD city-initiated rezoning update.*

### c. South Garland Lakeside Area Plan update

*Staff will brief the Commission on the South Garland Lakeside Area Plan update.*

## 4. ADJOURN

**NOTICE:** The Plan Commission may recess from the open session and convene in a closed session if the discussion of any of the listed agenda items concerns matters regarding privileged and unprivileged client information deemed confidential by Rule 1.05 of the Texas Disciplinary Rules of Professional Conduct. Sec. 551.071, Tex. Gov't Code.

**NOTE:** A quorum of the City Council may be in attendance and may or may not participate in the discussions of the Committee or board.