

**CITY OF MIDLAND, TEXAS  
PLANNING AND ZONING COMMISSION  
AGENDA  
September 2, 2025 - 3:30 PM  
300 North Loraine  
Midland, Texas  
Council Chamber - City Hall**



Notice is hereby given that a public meeting will be held by the Planning and Zoning Commission of the City of Midland, in the Council Chamber, City Hall, 300 N. Loraine, Midland, Texas, at or following the time specified, to consider the following:

**OPENING ITEMS**

1. Pledge of Allegiance

**PUBLIC COMMENT**

Receive comments from members of the public who desire to address the Planning and Zoning Commission regarding items on the present agenda for which public hearings will not be held. (Please limit comments to three minutes or less.)

**CONSENT ITEMS**

2. Motion approving the Planning and Zoning Commission meeting minutes from August 18, 2025.
3. Motion approving a Final Plat of Midland Lee High School Addition, being a 116.68-acre tract of land out of Sections 37 and 48, Block 40, T-1-S, T&P RR Co. Survey, City and County of Midland, Texas. (Generally located 800 feet west of the intersection of Tradewinds Boulevard and Thomason Drive.) **(DISTRICT 4) (DEVELOPMENT SERVICES)**
4. Motion approving a Final Plat of Midland High Addition, being a 113.80-acre tract of land out of Section 24, Block 39, T-1-S T&P RR Co. Survey, City and County of Midland, Texas. (Generally located approximately 550 feet southwest of the intersection of North Fairgrounds Road and East Wadley Avenue.) **(DISTRICT 2) (DEVELOPMENT SERVICES)**
5. Motion approving a Final Plat of Mockingbird Ridge, Section 16, being a plat of a 14.77-acre tract of land situated in Section 18, Block 38, T-1-S, A-734, T&P RR Co. Survey, City and County of Midland, Texas. (Generally located at the northeast corner of the intersection of Waxwing Drive and Firewheel Road.) **(DISTRICT 1) (DEVELOPMENT SERVICES)**

**PUBLIC HEARINGS**

The Planning and Zoning Commission will hold public hearings on the following items:

6. Hold a public hearing and consider a request by Jorge Chavez for a Zone Change from MF-22, Multiple-Family Dwelling District, to SF-3, Single-Family Dwelling District, on Lot 8A, Block 28, Greenwood Addition, Section 12, City and County of Midland, Texas. (Generally located on the east side of South Webster Street, approximately 70 feet south of East New York Avenue.) **(DISTRICT 2) (DEVELOPMENT SERVICES)**
7. Hold a public hearing and consider a Final Plat of Richardson Abilene Street Addition, Section 2, being a replat of Lot 10 and the north half of Lot 11, Block 3, Richardson Abilene Street Addition, City and County of Midland, Texas. (Generally located on the west side of North Main Street, approximately 95 feet north of Walcott Street.) **(DISTRICT 2) (DEVELOPMENT SERVICES)**
8. Hold a public hearing and consider a Preliminary Plat of Country Sky Addition, Section 30, being a replat of Lot 17, Block 1, Country Sky Addition, Section 3, City and County of Midland, Texas. (Generally located on the west side of Coyote Trail, approximately 1,615 feet south of Briarwood Avenue.) **(DISTRICT 4) (DEVELOPMENT SERVICES)**
9. Hold a public hearing and consider a request by Jorge Chavez for a Zone Change from MF-22, Multiple-Family Dwelling District, to SF-3, Single-Family Dwelling District, on Lot 4, Block 62, Park Avenue Heights Addition, Section 2, City and County of Midland, Texas. (Generally located on the west side of South Madison Street, approximately 190 feet south of East California Avenue.) **(DISTRICT 2) (DEVELOPMENT SERVICES)**
10. Hold a public hearing and consider a request by Barton Benson Jones, PLLC, on behalf of Vineyard Reserve, LLC, for a Zone Change from PD, Planned Development District for a Housing Development, to an amended PD, Planned Development District for a Housing Development, on Lot 3, Block 2, Vineyard Addition, Section 2, City and County of Midland, Texas. (Generally located on the east side of Sandstone Drive, approximately 540 feet south of Sherwood Drive.) **(DISTRICT 4) (DEVELOPMENT SERVICES)**
11. Hold a public hearing and consider a request by Cinergy 108, LLC, for a Specific Use Designation with Term for the sale of all Alcoholic Beverages for on-premises consumption, in a Movie Theatre on Lot 3, Block 45, Fairmont Park Addition, Section 13, City and County of Midland, Texas. (Generally located on the east side of West Loop 250 North, approximately 450 feet south of Henry Koontz Boulevard.) **(DISTRICT 1) (DEVELOPMENT SERVICES)**
12. Hold a public hearing and consider a request by Maverick Engineering for a Zone Change from PD, Planned Development District for Housing Development, to an amended PD, Planned Development District for a Housing Development, for Lots 1 through 6, Block 6, Quail Ridge Addition, Section 5, City and County of Midland, Texas. (Generally located at the southeast corner of the intersection of Beachwood Street and Chaparral Street.) **(DISTRICT 2) (DEVELOPMENT SERVICES)**

13. Hold a public hearing and consider an ordinance amending the conditions and restrictions of Ordinance No. 10619 which granted a Specific Use Designation with Term for the Sale of all Alcoholic Beverages for on-premises consumption in a Lounge on the east 50 feet of Lots 10 through 12, Block 61, Original Town, City and County of Midland, Texas. (Generally located on the south side of West Wall Street, approximately 110 feet east of South Carrizo Street.) **(DISTRICT 3) (DEVELOPMENT SERVICES)**

## **MISCELLANEOUS**

14. Motion approving, with staff's recommended conditions, a Preliminary Plat of Dahlia Warehouse District, being a 131.00-acre tract of land out of Section 25 and Section 36, Block 41, T-1-S, T&P RR Co. Survey, Midland County, Texas. (Generally located on the west side of North Farm to Market Road 1788, approximately 200 feet south of West County Road 60.) **(EXTRATERRITORIAL JURISDICTION) (DEVELOPMENT SERVICES)**
15. Motion approving, with staff's recommended conditions, a Preliminary Plat of Campgrounds Addition, Section 4, being a replat of the east 8.40-acres of Lot 7, Block 1, 1788 Industrial Park, Midland County, Texas. (Generally located on the west side of South County Road 1270, approximately 470 feet south of West County Road 154.) **(EXTRATERRITORIAL JURISDICTION) (DEVELOPMENT SERVICES)**
16. Motion approving, with staff's recommended conditions, a Preliminary Plat of West 1788 Industrial Park Addition, Section 10, being an 8.00-acre tract of land, situated in Section 37, Block 41, T-1-S, T&P RR Co. Survey, City and County of Midland, Texas. (Generally located on the west side of North Farm to Market 1788, approximately 440 feet north of Onyx Drive.) **(DISTRICT 4) (DEVELOPMENT SERVICES)**
17. Motion approving, with staff's recommended conditions, a Preliminary Plat of Limestone Addition, Section 1, being a plat of a 54.49-acre tract of land situated in Sections 11 and 14, Block 40, T-2-S, T&P RR Co. Survey, Midland County, Texas. (Generally located at the southeast corner of the intersection of South County Road 1250 and West Interstate 20 Service Road.) **(EXTRATERRITORIAL JURISDICTION) (DEVELOPMENT SERVICES)**
18. Motion approving, with staff's recommended conditions, a Preliminary Plat of Westview Addition, Section 7, being a replat of Lot 13, Block 12, Westview Addition, 4th Filing, Midland County, Texas. (Generally located at the southeast corner of the intersection of West County Road 50 and North County Road 1278.) **(EXTRATERRITORIAL JURISDICTION) (DEVELOPMENT SERVICES)**
19. An item holding a training for the Planning and Zoning Commission on Civic Plus software.

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Landon J. Ochoa  
Planning Division Manager  
Department of Development Services

The City of Midland Planning and Zoning Commission meetings are available to all persons regardless of disability. If you require special assistance, please contact the Planning Division at 432-685-7400 or write to us at P.O. Box 1152, Midland, Texas 79702, at least 48 hours in advance of the meeting.