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## Special Planning and Zoning Commission Meeting

**DEPARTMENT:** Development Services  
**FROM:** Tony D. McIlwain, Development Services Director  
**MEETING:** March 4, 2024

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**SUBJECT:**

Receive a report and hold a discussion regarding an ordinance amending the text of the City's zoning ordinance codified in Appendix B of the City of Burleson Code of Ordinances relating to liquor sales. (*Staff Contact: Tony D. McIlwain, Development Services Director*)

**SUMMARY:**

City staff previously provided the City Council and Planning and Zoning Commission a briefing on proposed text amendments to the city's Zoning Ordinance in anticipation of a voter referendum that would allow for liquor/package stores. The text amendments would allow package stores by-right in the 'I' Industrial zoning district, and per a specific use permit (SUP) in the 'C' Commercial and 'GR' General Retail zoning districts with certain supplemental standards. Staff has attached the proposed text amendments as Exhibit 2. As required under state law, it will be necessary to conduct a public hearing to solicit feedback for changes affecting the City's zoning regulations.

**RECOMMENDATION:**

Staff recommends approval of the ordinance at the conclusion of its second reading.

**PRIOR ACTION/INPUT (Council, Boards, Citizens):**

November 13, 2023: The City Council received a presentation on proposed updates to the Zoning Ordinance.

December 19, 2023: The Planning and Zoning Commission received a presentation on proposed updates to the Zoning Ordinance.

January 8, 2024: The City Council received a presentation on the proposed alcohol-related zoning text amendments in anticipation of a future, successful local option election.

February 5, 2024: The City Council and Planning and Zoning Commission conducted separate meetings and approved resolutions setting a March 4th date for a joint public hearing and prescribed methods of notification.

**REFERENCE:**

Insert CSO# if applicable  
Insert resolution or ordinance change

**FISCAL IMPACT:**

None

**STAFF CONTACT:**

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