



Wylie City Council

AGENDA REPORT

Department: Planning

Account Code: _____

Prepared By: Jasen Haskins

Subject

Consider, and act upon, Ordinance No. 2025-43 for a change in zoning from Single Family - 10 District (SF-10/24) to Planned Development - Townhouse District (PD-TH) on 0.25 acres to allow for single-family attached development. Property located at 603 E. Marble (ZC 2025-07).

Recommendation

Motion to approve the Item as presented.

Discussion

On October 28, 2025 City Council approved the writing of an ordinance for a change in zoning from Single Family - 10 District (SF-10/24) to Planned Development - Townhouse District (PD-TH) on 0.25 acres to allow for single-family attached development. Property located at 603 E. Marble (ZC 2025-07).

As a part of that approval, Council required that Figure C.1 be amended to require a minimum front yard setback of 20' and a minimum rear yard setback of 15'. The PD Conditions (Exhibit C) have been amended to reflect that requirement.

Final approval of Zoning Case 2025-07 requires the adoption of the Ordinance to amend the zoning accordingly in the Official Zoning map of the City, and providing a penalty clause, a repeal clause, a savings clause, a severability clause, and an effective date.

The subject ordinance allows for the rezoning. Exhibit A (Legal Description), Exhibit B (Zoning Exhibit), and Exhibit C (Development Standards) are included and made a part of this Ordinance.

The above described property shall be used only in the manner and for the purposes provided for in the Comprehensive Zoning Ordinance of the City, as amended herein by the granting of this zoning classification.