



Wylie City Council

AGENDA REPORT

Department: Planning
Prepared By: Jasen Haskins

Account Code: _____

Subject

Consider, and act upon, Ordinance No. 2025-XX for a change in zoning from Light Industrial (LI) to Light Industrial - Special Use Permit (LI-SUP) on 1.2 acres to allow for an Automobile Repair Major use. Property located at 2751 Capital St. (**ZC 2024-15**).

Recommendation

Motion to approve Item as presented.

Discussion

On February 25, 2025, City Council approved the writing of an ordinance for a change in zoning from Light Industrial (LI) to Light Industrial - Special Use Permit (LI-SUP) on 1.2 acres to allow for an Automobile Repair Major use. Property located at 2751 Capital St. (**ZC 2024-15**).

As part of the approval, Council stipulated that a 8' board-on-board fence be constructed on the east side of the property to screen the property from the adjacent property. The applicant agreed to construct the fence around the north and west sides in addition to the east side as they need security fencing and want one type of fencing for aesthetic purposes and ease of maintenance.

The SUP conditions and zoning exhibit have been updated to include that stipulation and are included in this ordinance.

Final approval of Zoning Case 2024-15 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 (SUP Conditions) 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.