



Planning & Zoning Commission  
Agenda

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Tuesday, February 24, 2026  
6:00 PM

City Hall - 141 W. Renfro  
Burleson, TX 76028

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1. **CALL TO ORDER**

Invocation

Pledge of Allegiance

Texas Pledge:

*Honor the Texas Flag, I pledge allegiance to thee, Texas, one state under God; one and indivisible*

2. **CITIZEN APPEARANCES**

Each person in attendance who desires to speak to the Committee on an item NOT posted on the agenda, shall speak during this section. A speaker card must be filled out and turned in to the City Secretary prior to addressing the Committee. Each speaker will be allowed three minutes to speak.

Each person in attendance who desires to speak on an item posted on the agenda shall speak when the item is called forward for consideration.

3. **CONSENT AGENDA**

All items listed below are considered to be routine by the Planning and Zoning Commission and will be enacted with one motion. There will be no separate discussion of the items unless a Commissioner or citizen so requests, in which event the item will be removed from the consent agenda and considered in its normal sequence. Approval of the consent agenda authorizes the Development Services Director to place each item on the City Council agenda in accordance with the Planning and Zoning Commission's recommendations.

A. Consider approval of the minutes from January 13, 2026 Planning & Zoning Commission meeting.

4. **PUBLIC HEARING**

5. **REPORTS AND PRESENTATIONS**

A. Receive a report, hold a discussion, and provide staff direction on possible amendments to the future land use map (FLUM) of the City's 2020 Midpoint Update of the Comprehensive Plan. (Staff Contact: Tony D. McIlwain, Development Services Director)

B. Receive a report, hold a discussion, and provide staff direction on a prospective heavy industrial use district and regulations associated with large-scale data centers and other high energy land uses. (Staff Contact: Tony D. McIlwain, Development Services Director)

- C. Receive a report, hold a discussion, and provide staff direction regarding accessory dwelling units, drive-through design and stacking requirements, and vehicle parking regulations. *(Staff Contact: Tony McIlwain, AICP, CFM, Development Services Director)*

6. **GENERAL**

- A. *QuikTrip at 2220 W FM 917 (CSP25-345): Consider and take possible action on a resolution for a Commercial Site Plan with a variance to Chapter 5 of the Engineering Design Standards Manual; Steets and Site Standards for QuikTrip located at 2220 W FM 917. (Staff Contact: Lidon Pearce, Principal Planner)*
- B. *C&W Dust Tech at 6933 Shelmor Road (CSP25-299): Consider and take possible action on a resolution for a Commercial Site Plan with a variance to Chapter 5 of the Engineering Design Standards Manual; Steets and Site Standards for C&W Dust Tech located at 6933 Shelmor Road. (Staff Contact: Emilio Sanchez, Deputy Director)*

7. **COMMUNITY INTERESTS ITEMS**

8. **RECESS INTO EXECUTIVE SESSION**

In accordance with Chapter 551 of the Texas Government Code, the Board may convene in Executive Session in the City Council Workroom in City Hall to conduct a closed meeting to discuss any item listed on this Agenda. The Board may reconvene into open session and take action on posted items.

**Pending or contemplated litigation or to seek the advice of the City Attorney pursuant to Section 551.071, Texas Government Code**

9. **ADJOURN**

Staff Contact  
Tony McIlwain  
Director of Development Services  
817-426-9684

**CERTIFICATE**

I hereby certify that the above agenda was posted on this the 12th of February 2026, by 5:00 p.m., on the official bulletin board at the Burleson City Hall, 141 W. Renfro, Burleson, Texas.



Amanda Campos

City Secretary

**ACCESSIBILITY STATEMENT**

The Burleson City Hall is wheelchair accessible. The entry ramp is located in the front of the building, accessible from Warren St. Accessible parking spaces are also available in the Warren St. parking lot. Sign interpretative services for meetings must be made 48 hours in advance of the meeting. Call the A.D.A. Coordinator at 817-426-9600, or TDD 1-800-735-2989.