



January 19, 2023

NOTICE OF PUBLIC HEARING

Dear Property Owner:

The City of Cedar Hill has received the application noted below (on file in the Planning Department). The public hearing will be conducted on the date, time and location stated in this notice.

Case No. APPL-520-2023 – An application for a special exception to reduce the required number of parking spaces by up to seventy-five percent (75%) for industrial uses [Hillwood Development] on property zoned “I” (Industrial) District, generally located on the east side of J. Elmer Weaver Freeway, east and west of American Way with the approximate address being 1649 South Highway 67.

Applicant: Kayla Welsch, Hillwood

Property Owners: Adi Mayan, USICV High Point 67 Lot 2, Inc.; Toby Rogers, USICV High Point 67 Lot 1, Inc. and USICV High Point 67 Lot 3, Inc.

The applicant requests a special exception to reduce the required number of off-street vehicular parking spaces by up to 75%. Attached is a site plan showing the development layout.

ZONING BOARD OF ADJUSTMENTS (ZBA)	
DATE:	Tuesday, February 7, 2023
TIME:	1:00 P.M.
LOCATION:	T.W. “Turk” Cannady Cedar Hill Rm 285 Uptown Blvd., Building 100 Cedar Hill, Texas 75104

You are receiving this notice because you are a property owner within 200 feet of the boundary of the proposed request. As with all such requests, the Zoning Board of Adjustments is seeking public comment regarding this matter. All interested persons are invited to attend and make comments. If you are unable to attend the public hearing, written comments may also be submitted. If you would like to register opposition to this request, a written protest signed by the property owner should be received by the Planning Department prior to the close of the public hearing. Property owners whose names do not appear on the County Appraisal District's records will require a notarized statement affirming ownership. For more information regarding this request, please contact the Planning Department at 972-291-5100, ext. 1083 or via e-mail at maria.pena@cedarhilltx.com.