



## **A G E N D A**

### **PLANNING AND ZONING COMMISSION**

***REGULAR MEETING IN PERSON  
AND  
WORKSESSION MEETING IN PERSON AT  
Tyler Development Center  
423 West Ferguson Street  
Tyler, Texas***

*Tuesday, January 20, 2026  
1:30 p.m.*

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#### **AMERICANS WITH DISABILITIES ACT NOTICE**

The City of Tyler wants to ensure that Planning and Zoning Commission meetings are accessible to people with disabilities. If any individual needs special assistance or accommodations in order to participate in this Planning and Zoning Commission meeting, please contact the Planning Department at (903) 531-1175 in advance so accommodations can be made.

Si usted necesita ayuda con la interpretación o traducción de cualquier material en este sitio o en una reunión pública de la Ciudad de Tyler por favor llame al (903) 531-1175.

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**The Commission shall discuss, but shall take no final action or vote on, the following items which are tentatively scheduled to be heard by the Planning and Zoning Commission on February 3, 2026.**

#### **I. ZONING:**

##### **1. PD25-023 NORTHERN SPRUCE LLC (2801 AND 2835 SOUTH BROADWAY AVENUE)**

Request that the Planning and Zoning Commission consider recommending a POD, Planned Office District zoning site plan amendment on Lots 20 and 20A of NCB 830, two lots containing approximately 1.80 acres of land located north of the northwest intersection of Fair Lane and South Broadway Avenue (2801 and 2835 South Broadway Avenue). The applicant is requesting the zoning site plan amendment to revise the layout of an office development.

#### **II. TRAINING:**

Receive required annual Planning and Zoning Commission training related to “Essential Skills for Planning Commissioners: Comprehensive Plans and Zoning Ordinances.”

#### **III. PLANNING DIRECTOR’S REPORT**

#### **IV. ADJOURN**

## **CERTIFICATE OF POSTING**

This is to certify that on the \_\_\_\_\_ day of \_\_\_\_\_, 2026, at \_\_\_\_\_ M., the above notice was posted on the bulletin boards of City Hall.

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This is to certify that on the \_\_\_\_\_ day of \_\_\_\_\_, 2026, at \_\_\_\_\_ M., the above notice was posted on bulletin board at the Tyler Development Center.

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