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**PLANNING & ZONING COMMISSION
CELINA COUNCIL CHAMBERS
112 N. COLORADO ST.
TUESDAY, APRIL 18, 2023
5:30 PM**

AGENDA

I. CALL TO ORDER

The Chair will call the meeting to order, establish a quorum, and lead those present in a salute to the American and Texas Flags.

II. WORKSESSION

The Planning & Zoning Commission will convene in a Worksession to receive the Director's report, discuss future agenda items, update on Council actions, training topics, and request for new business consideration. The meeting is open to the public.

III. CONSENT AGENDA

Items are considered self-explanatory and will be enacted with one motion. No separate discussion of these items will occur unless so requested by at least one member of the Planning & Zoning Commission.

A. Minutes Approval:

1. Minutes from the February 21, 2023, Planning & Zoning Commission meeting.
2. Minutes from the March 21, 2023, Planning & Zoning Commission Meeting.

B. Consider and act upon a Conveyance Plat for Tollway 10 Addition, being approximately 8 acres; generally located at the northeast corner of Dallas Parkway and Light Farms Way. (Tollway 10 Addition/Light Farms Veterinarian – Conveyance Plat)

C. Consider and act upon a Preliminary Plat for Lily Estates, being approximately 102 acres; generally located north of Parvin Road and approximately 1,800 feet west of Smiley Road. (Lily Estates – Preliminary Plat)

IV. PUBLIC HEARINGS/ACTION ITEMS

- A. Conduct a public hearing to consider and act upon a request to rezone approximately 114 acres to Community Facilities District (CF), generally located at the southwest corner of Smiley Road and future Carey Road, within the City Limits. (Earthman Park – Rezoning)
- B. Conduct a public hearing to consider and act upon a request to rezone approximately 4 acres to Community Facilities District (CF), generally located approximately 500 feet west of Oklahoma Drive and approximately 2,100 feet south of Ash Street, within the City Limits. (Sunset Lift Station – Rezoning)
- C. Conduct a public hearing to consider and act upon a request for a Specific Use Permit (SUP) to allow for a Child Care Center on approximately 2 acres, generally located east of Preston Road and approximately 1,400 feet north of Glendenning Parkway, within the the City Limits. (N4 Montessori Academy of Celina – SUP)
- D. Conduct a public hearing to consider and act upon a request to zone approximately 256 acres to a Planned Development (PD) with Single-Family, Detached District (SF-R), Single-Family, Attached District (SF-A), Multi-Family, Horizontal District (MF-0), Multi-Family, Urban Edge District (MF-2), Multi-Family, Urban Living District (MF-3), Collin County Outer Loop District (CCOLO), and Commercial, Retail, & Office District (C) base zoning, generally located south of the Collin County Outer Loop and approximately 2,100 feet west of FM 2478 (future Custer Road), within the Extraterritorial Jurisdiction (ETJ). (Ten Mile Creek – Zoning)

V. ADJOURNMENT

The Planning & Zoning Commission reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code, Chapter 551.

“I, the undersigned authority do hereby certify that the Notice of Meeting was posted on the bulletin board at City Hall of the City of Celina, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time: _____ at _____ a.m. and remained so posted continuously for at least 72 hours prior to the scheduled time of said meeting.”

Celina Council Chambers is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf, or hearing impaired, or readers of large print, are requested to contact the City Secretary's Office at 972-382-2682, or fax 972-382-3736 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.
