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**PLANNING & ZONING COMMISSION
CELINA COUNCIL CHAMBERS
112 N. COLORADO ST.
TUESDAY, SEPTEMBER 19, 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 August 15, 2023, Planning & Zoning Commission meeting.

- B. Consider and act upon a Preliminary Plat for Celina Gateway, being approximately 15 acres; generally located at the northeast corner of Preston Road and Frontier Parkway. (Celina Gateway (NEC Preston & Frontier) - Preliminary Plat)

IV. PUBLIC HEARINGS/ACTION ITEMS

- A. Conduct a public hearing to consider and act upon a request to rezone approximately 13 acres to Commercial, Office, & Retail District (C) with the Preston Road Overlay (PRO); generally located north of Glendenning Parkway and approximately 450 feet east of Preston Road, within the City Limits. (Rayburn Park - Rezoning)

- B. Conduct a public hearing to consider and act upon a request to zone approximately 16 acres to a Planned Development (PD) with Commercial, Office, & Retail District (C) and Single-Family Residential, Attached District (SF-A) base zoning; generally located west of FM 455 and approximately 1,220 feet south of future O'Brien Drive, within the Extraterritorial Jurisdiction (ETJ). (Oaks Ranch – PD Zoning)
- C. Conduct a public hearing to consider and act upon a request to zone approximately 119 acres to a Planned Development (PD) with the Dallas North Tollway Overlay District (DNTD) base zoning; generally located north and south of future O'Brien Drive, and approximately 1,150 feet west of future Legacy Drive, within the Extraterritorial Jurisdiction (ETJ). (Legacy Hills Remainder – PD 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.