



Life Connected.

**PLANNING AND ZONING COMMISSION REGULAR MEETING**

**CELINA COUNCIL CHAMBERS**

**112 N. COLORADO ST.**

**THURSDAY, FEBRUARY 15, 2024**

**5:00 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.

Reconvene Into Open Session

- A. Landscaping Ordinance Revision Discussion
- B. Neighborhood Vision Book Revision Discussion
- C. P&Z Commissioner Training Part 2

**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 January 18, 2024, Planning & Zoning Commission meeting.

**IV. PUBLIC HEARING/ACTION**

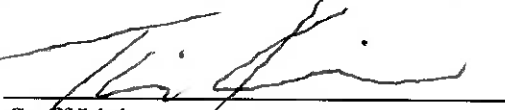
- A. Conduct a public hearing to consider and act upon a request to zone approximately 15 acres to Community Facilities District (CF); generally located south of County Road 106, and approximately 3,500 feet east of Preston Road, within the Extraterritorial Jurisdiction (ETJ). (Public Works Expansion – Zoning)
- B. Conduct a public hearing to consider and act upon a request to amend approximately 53 acres of Planned Development (PD) No. 110 with Commercial, Office, & Retail District (C), Multi-Family, Urban Edge District (MF-2), Multi-Family, Urban Living District (MF-3), Single-Family Residential, Attached District (SF-A), and Single-Family Residential, Detached District (SF-R), and the Preston Road Overlay (PRO), with modified development standards; generally located at the northeast corner of Preston Road and FM 455, within both the City Limits and Extraterritorial Jurisdiction (ETJ). (North 6 – PD Amendment)

- C. Conduct a public hearing to consider and act upon a request for a Specific Use Permit (SUP) to allow for Senior Living - Assisted & Advanced Care and Senior Living - Independent Living on approximately 16 acres; generally located west of Preston Road and approximately 400 feet south of John Campbell Trail, within the City Limits. (eVantage Senior Living – Specific Use Permit)

V. **ADJOURNMENT**

City 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.

"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: FEBRUARY 8, 2024 at 5 : 07 PM and remained so posted continuously for at least 72 hours prior to the scheduled time of said meeting."

  
Staff Liaison

2/19/24  
Date Notice Removed