



Life Connected.

PLANNING & ZONING COMMISSION REGULAR MEETING
CELINA COUNCIL CHAMBERS
112 N. COLORADO ST.
THURSDAY, JANUARY 18, 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. Presentation of the Planning Excellence Award
- B. P&Z Commissioner Training Part I

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 and Zoning Commission.

- A. Minutes Approval:

- 1. Minutes from the November 15, 2023, Planning & Zoning Commission meeting.

IV. PUBLIC HEARING/ACTION

- A. Conduct a public hearing to consider and act upon a request to rezone approximately 1 acre to Commercial, Office, & Retail District (C) with the Preston Road Overlay District (PRO); generally located west of Preston Road and approximately 825 feet north of Founders Lane, within the City Limits. (910 N Preston – Rezoning)
- B. Conduct a public hearing to consider and act upon a request to zone approximately 64 acres to the Dallas North Tollway Overlay District (DNTD); generally located at the southwest and southeast corners of Dallas Parkway and Light Farms Way, within the Extraterritorial Jurisdiction (ETJ). (Celina 64 – Zoning)
- C. Conduct a public hearing to consider and act upon a request to zone approximately 12 acres to a Planned Development (PD) with Single-Family Residential, Attached District (SF-A) and Multi-Family, Horizontal District (MF-0) base zoning; generally located west of FM 455 and

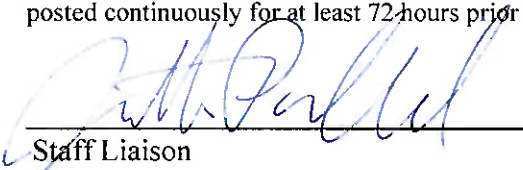
approximately 435 feet south of future J Fred Smith Parkway, within the Extraterritorial Jurisdiction (ETJ). (Legacy Townhomes – PD Zoning)

- D. Conduct a public hearing to consider and act upon a request to amend approximately 641 acres of Planned Development (PD) No. 70 with Single-Family Residential, Detached District (SF-R), Single-Family Residential, Attached District (SF-A), and Mixed-Use District (MU) base zoning, and modified development standards; generally located west and east of Custer Road and north of County Road 130, within the City Limits. (Rainwater – PD Amendment)
- E. Conduct a public hearing to consider and act upon a request to rezone approximately 33 acres to a Planned Development (PD) with Single-Family Residential, Detached District (SF-R) base zoning and modified development standards; generally located west of Legacy Drive and approximately 775 feet south of Punk Carter Parkway, within the City Limits. (Stiles Tract (Estates on Legacy) – PD Zoning)
- F. Conduct a public hearing to consider and act upon a request to amend approximately 30 acres of Planned Development (PD) No. 17 with the Dallas North Tollway Overlay District (DNTO) base zoning and modified development standards; generally located east of Dallas Parkway and approximately 1,200 feet south of future Glendenning Parkway, within the City Limits. (Thomas Tract – PD Amendment)

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: 1-11-2024 at 5:00pm and remained so posted continuously for at least 72 hours prior to the scheduled time of said meeting."


Staff Liaison

2-5-2024
Date Notice Removed