



Life Connected.

PLANNING & ZONING COMMISSION REGULAR MEETING

CELINA COUNCIL CHAMBERS

112 N. COLORADO ST.

THURSDAY, JUNE 20, 2024

5:00 PM

AGENDA

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT 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 Council Chambers

A. Tree City USA & Growth Award (Mohan)

B. Batch Plants – Text Amendment (Mohan)

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 April 18, 2024, Planning & Zoning Commission meeting.

IV. PUBLIC HEARING/ACTION

A. Conduct a public hearing to consider and act upon a request for a Development Agreement on approximately 49 acres of land; generally located at the southeast corner of future G.A. Moore Parkway and Celina Parkway, within the Extraterritorial Jurisdiction (ETJ). (Ariana Access – Development Agreement)

B. Conduct a public hearing to consider and act upon a request for a Development Agreement on approximately 107 acres of land; generally located at the northeast corner of Legacy Drive and Clear Creek Parkway, within both the Extraterritorial Jurisdiction (ETJ) and City Limits. (Legacy Branch – Development Agreement)

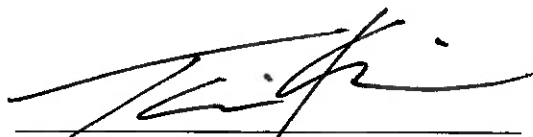
C. Conduct a public hearing to consider and act upon a request to zone approximately 414 acres to a Planned Development (PD) with Single-Family, Detached District (SF-R), Single-Family, Attached District (SF-A), Multi-Family, Horizontal District (MF-0), Multi-Family, Urban Edge District (MF-2), & Multi-Family, Urban Living District (MF-3) base zoning; generally located south of Marilee Road and approximately 1,400 feet east of Preston Road, within the City Limits. (Serenade – PD Zoning)

- D. Conduct a public hearing to consider and act upon a request to zone approximately 8 acres to Commercial, Office, & Retail District (C); generally located north of future O'Brien Drive and approximately 2,350 feet east of future Legacy Drive, within the Extraterritorial Jurisdiction (ETJ). (Farr Tract – Zoning)
- E. Conduct a public hearing to consider and act upon a request to amend approximately 4 acres of Planned Development No. 67 (PD-67); generally located at the northwest corner of Preston Road and Frontier Parkway, within the City Limits. (The Grove at Frontier (Lanterra) – PD Amendment)
- F. Conduct a public hearing to consider and act upon a request to rezone approximately 15 acres to a Planned Development (PD) with Commercial, Office, & Retail District (C) base zoning; generally located south of Sunset Boulevard and approximately 1,500 feet west of Coit Road, within the City Limits. (Off the Rails Icehouse – PD Zoning)
- G. Conduct a public hearing to consider and act upon a request for a Major Modification to the design standards in the Downtown Code, in order to allow for the redevelopment of Grace Bridge; generally located at the northeast corner of Oklahoma Drive and Ash Street, within the Preston Streams District. (Grace Bridge - Major Modification)

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: JUNE 13th at 2 : 08 PM and remained so posted continuously for at least 72 hours prior to the scheduled time of said meeting."


Staff Liaison

6/25/24
Date Notice Removed