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**PLANNING & ZONING COMMISSION
CELINA COUNCIL CHAMBERS
112 N. COLORADO ST.
TUESDAY, MAY 18, 2021
5:30 PM**

MINUTES

I. CALL TO ORDER:

Attendee Name	Organization	Title	Status	Arrived
Ben Hangartner	City of Celina	Chairman	Present	
Charles Haley	City of Celina	Vice Chairman	Present	
Shawn Bain	City of Celina	Commissioner	Absent	
Shelby Barley	City of Celina	Commissioner	Present	
Jace Ousley	City of Celina	Commissioner	Present	
Eric Becker	City of Celina	Commissioner	Present	
Bryan Poché	City of Celina	Commissioner	Present	
Dusty McAfee AICP	City of Celina	Director of Development Services	Present	
Madhuri Mohan AICP	City of Celina	Planning Manager	Present	
Raha Pouladi	City of Celina	Senior Planner	Present	
Bella Lopez	City of Celina	Senior Planner	Present	

Chairman Hangartner called the meeting to order at 5:30 p.m., established a quorum, and led those present in a salute to the American and Texas Flags.

II. WORKSESSION:

The Planning and Zoning Commission held a Worksession to discuss future agenda items, update on Council actions, training topics, and request for business consideration.

III. CONSENT AGENDA:

A. Minutes Approval:

1. Minutes from the April 20, 2021, Planning & Zoning Commission meeting.

- B. Consider and act upon a Preliminary Plat for The Grove, being an approximately 19 acre tract of land situated in the Collin County School Land Survey, Abstract No. 167, Collin County, Texas; generally located at the northwest corner of Preston Road and Frontier Parkway. (The Grove - Preliminary Plat)**

- C. Consider and act upon a Final Plat for Wells Road, being an approximately 3 acre tract of land situated in the J. Westover Survey, Abstract No. 1030, and the W. Wilhite Survey, Abstract No. 1002, Collin County, Texas; generally located approximately 840 feet south of future Ownsby Parkway and east of County Road 83. (Wells Road – Final Plat)
- D. Consider and act upon a Final Plat for Celina Hills, being an approximately 51 acre tract of land situated in the McKenzie Wilhite Survey, Abstract No. 1008, and McKenzie Wilhite Survey Abstract No. 1009, Collin County, Texas; generally located west of County Road 86 (future Coit Road), and north future Punk Carter Parkway. (Celina Hills – Final Plat)

RESULT:	ADOPTED
MOVER:	Shelby Barley, Commissioner
SECONDER:	Eric Becker, Commissioner
AYES:	Hangartner, Haley, Barley, Ousley, Becker
ABSENT:	Bain

IV. PUBLIC HEARINGS/ACTION ITEMS:

- A. Conduct a public hearing to consider and act upon a request to amend Planned Development (PD) No. 117 and PD No. 19 on approximately 3,269 acres, generally located north of J Fred Smith Parkway, west of Celina Parkway, east of Dallas Parkway, and south of Marilee Road within the City Limits. (Dynavest – PD Amendment)

Madhuri Mohan, Planning Manager, presented the staff report.

Chairman Hangartner opened the public hearing.

No one came forward to speak and the public hearing was closed.

Commissioner Poché motioned to approve the item as proposed.

Commissioner Becker seconded the item.

The motion was approved 5 to 1, with commissioner Ousley being the dissenting vote.

RESULT:	APPROVED [5 TO 1]
MOVER:	Bryan Poché, Commissioner
SECONDER:	Eric Becker, Commissioner
AYES:	Hangartner, Haley, Barley, Becker, Poché
NAYS:	Ousley
ABSENT:	Bain

V. ADJOURNMENT:

Chairman Hangartner adjourned the meeting at 6:12 p.m.