

## PLANNING AND ZONING COMMISSION

---

### REGULAR MEETING

August 6, 2019

#### **ATTENDANCE:**

##### **Commissioners Present:**

Ben Trahan, Chair  
Stephen Platt, Jr., 1<sup>st</sup> Vice-Chair  
Gene Autrey  
Dan Metevier  
John Ogrizovich

##### **Commissioners Absent:**

Michael Orr, 2<sup>nd</sup> Vice-Chair  
Elias Shaikh

##### **City Staff Present:**

Marc Kurbansade, AICP, Director of Community Development  
Lee Battle, LEED AP, Assistant Director of Community Development  
Brian Bristow, RLA, Assistant Director of Parks and Recreation  
Kevin Bates, PE, CFM, Program Manager  
Hayley Angel, AICP Candidate, Planner II  
Kevin Laughlin, City Attorney

#### **Call to Order and Announce a Quorum is Present:**

With a quorum of the Commissioners present, Chair Trahan called the meeting to order at 7:00 p.m. in the City Hall Council Chambers Room at Allen City Hall, 305 Century Parkway, Allen, Texas, 75013.

#### **Director's Report**

1. Mr. Kurbansade discussed the action taken on the Planning & Zoning Commission items by City Council at the July 23, 2019 Regular Meeting.

**Consent Agenda** (*Routine P&Z business: Consent Agenda is approved by a single majority vote. Items may be removed for open discussion by a request from a Commission member or member of staff.*)

2. Approve Minutes from the July 16, 2019, Planning and Zoning Commission Regular Meeting.
3. Final Plat - Consider a Request for a Final Plat for Bossy Boots Addition, Lot 4, Block D, Being 2.393± Acres Located in the John Fyke Survey, Abstract No. 325; Generally Located at the Northeastern Corner of the Intersection of Bossy Boots Drive and Exchange Parkway. (PL-071219-0079)[Bossy Boots Addition]

**Motion:**        **Upon a motion by 1<sup>st</sup> Vice-Chair Platt, and a second by Commissioner Metevier, the Commission voted 5 IN FAVOR and 0 OPPOSED to approve the Consent Agenda as presented. The motion carried.**

**Regular Agenda**

4. Revised Preliminary Plat – Consider a Request for a Revised Preliminary Plat for Cambridge Town Homes at Stacy Green, Being 9.114± Acres Located in the F.C. Wilmeth Survey, Abstract No. 999; Generally Located Approximately 266± Feet South of W. Stacy Road and Approximately 1,541± Feet West of U.S. Highway 75. (Pre-PL-062119-0015) [Cambridge Town Homes at Stacy Green]

Ms. Angel, Planner II, presented the item to the Commission.

Ms. Angel noted that staff is in support of the agenda item.

Chair Trahan opened the public hearing.

With no one speaking, Chair Trahan closed the public hearing.

**Motion: Upon a motion by Commissioner Ogrizovich, and a second by Commissioner Autrey, the Commission voted 5 IN FAVOR and 0 OPPOSED to recommend approval of the Revised Preliminary Plat for Cambridge Town Homes at Stacy Green, as presented. The motion carried.**

5. Public Hearing - Conduct a Public Hearing and Consider a Request for a Replat for Stacy Chelsea Commercial Addition, Lot 3A, Block A, Being 0.899± Acres; Generally Located Directly North of Stacy Road and Approximately 426± Feet West of Chelsea Boulevard. (PL-062119-0077) [Stacy Chelsea Commercial Addition]

Ms. Angel, Planner II, presented the item to the Commission.

Ms. Angel noted that staff is in support of the agenda item.

Chair Trahan opened the public hearing.

With no one speaking, Chair Trahan closed the public hearing.

**Motion: Upon a motion by Commissioner Autrey, and a second by 1<sup>st</sup> Vice-Chair Platt, the Commission voted 5 IN FAVOR and 0 OPPOSED to approve the Replat of Lot 3A, Block A, Stacy Chelsea Commercial Addition, as presented.**

6. Public Hearing - Conduct a Public Hearing and Consider a Request to Amend the Development Regulations of Tract II of Planned Development PD No. 84 Multi-Family Residential “MF-18” and to Adopt a Base Zoning of Office “O”, Concept Plan, and Building Elevations for Lot 2, Block A, Chaparral Gardens Senior Housing; Generally Located Directly East of S. Greenville Avenue and Approximately 778± Feet North of Chaparral Road. (ZN-111417-0012) [Saxony on 5]

Ms. Angel, Planner II, presented the item to the Commission.

Ms. Angel noted that staff is in support of the agenda item.

Chair Trahan opened the public hearing.

With no one speaking, Chair Trahan closed the public hearing.

The Commission discussed the proposed number of tenants.

**Motion:**        **Upon a motion by Commissioner Metevier, and a second by Commissioner Ogrizovich, the Commission voted 5 IN FAVOR and 0 OPPOSED to recommend approval of an ordinance to amend Planned Development PD No. 84 Multi-Family Residential MF-18 for Lot 2, Block A, Chaparral Gardens Senior Housing, subject to the Development Regulations, Concept Plan, and Building Elevations, as presented.**

7. 2020-2024 Capital Improvement Program Presentation

Mr. Bates, Program Manager, and Mr. Bristow, Assistant Director of Parks and Recreation, presented the item to the Commission.

**Motion:**        **Upon a motion by 1<sup>st</sup> Vice-Chair Platt, and a second by Commissioner Ogrizovich, the Commission voted 5 IN FAVOR and 0 OPPOSED to recommend approval of the 2020-2024 Capital Improvement Program, as presented.**

**Executive Session** *(As Needed)*

The Executive Session was not held.

**Adjournment**

The meeting adjourned at 8:02 p.m.

These minutes approved this \_\_\_\_\_ day of \_\_\_\_\_ 2019.

---

Ben Trahan, Chair

---

Hayley Angel, AICP Candidate, Planner II