

## PLANNING AND ZONING COMMISSION

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### REGULAR MEETING

November 19, 2019

#### **ATTENDANCE:**

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

Ben Trahan, Chair  
Michael Orr, 2<sup>nd</sup> Vice-Chair  
Gene Autrey  
Dan Metevier  
John Ogrizovich  
Elias Shaikh

##### **Commissioner Absent:**

Stephen Platt, Jr., 1<sup>st</sup> Vice-Chair

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

Marc Kurbansade, AICP, Director of Community Development  
Joseph Cotton, P.E., Assistant Director of Engineering  
Hayley Angel, AICP, Planner II  
Rolandrea Russell, Planner  
Nicole Corr, 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 October 22, 2019 and November 12, 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.*)

Chair Trahan invited anyone wishing to speak on a Consent Agenda item may do so by completing a public speaker card.

Commissioner Autrey pulled Agenda Item No. 4 from Consent and moved to Regular Agenda for discussion.

2. Capital Improvement Plan (CIP) Status Report.
3. Approve Minutes from the October 1, 2019, Planning and Zoning Commission Regular Meeting.

**Motion:**        **Upon a motion by Commissioner Autrey, and a second by Commissioner Ogrizovich, the Commission voted 6 IN FAVOR and 0 OPPOSED to approve the Consent Agenda as presented. The motion carried.**

**Regular Agenda**

Commissioner Metevier filed an affidavit of Conflict of Interest with the City Secretary for Agenda Item No. 4 and recused himself from the dais.

4.        Replat – Consider a Replat of Kids R Kids Addition, Lots 1R, Block A Being 5.511± Acres; Generally Located at the Northwestern Corner of the Intersection of W. Exchange Parkway and N. Alma Drive (PL-102419-0083) [Shops at Alma and Exchange]

The Commission discussed the wording of the Agenda Item.

**Motion:**        **Upon a motion by Commissioner Ogrizovich, and a second by Commissioner Autrey, the Commission voted 5 IN FAVOR and 0 OPPOSED to approve the Replat of Lots 1R, Block A, Kids R Kids Addition, as presented. The motion carried.**

Commissioner Metevier returned to his seat at the dais.

5.        Public Hearing – Conduct a Public Hearing and Consider a Request for a Residential Replat of Lot 7, Block B, Stacy Green, Being 9.114± Acres; Generally Located Approximately 266± Feet South of W. Stacy Road and Approximately 1,541± Feet West of U.S. Highway 75. (PL-101119-0082) [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 2<sup>nd</sup> Vice-Chair Orr, and a second by Commissioner Metevier, the Commission voted 6 IN FAVOR and 0 OPPOSED to approve the Residential Replat for Cambridge Town Homes at Stacy Green as presented. The motion carried.**

6. Public Hearing – Conduct a Public Hearing and Consider a Request to Amend the Development Regulations of a Portion of District H of Planned Development PD No. 108 Mixed Use “MIX” to Allow “Daycare” as a Permitted Use and to Adopt a Concept Plan, Landscape Plan, and Building Elevations for Approximately 1.168± Acres of Land in the John Fyke Survey, Abstract No. 325; Generally Located at the Northeastern Corner of the Intersection of Bossy Boots Drive and Stockton Road. (ZN-092719-0055) [Goddard School]

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.

Chair Trahan noted that the Commission received a Letter in support of the project:

- Amir Odel, Allen, Texas.

Chair Trahan noted that the following patron is in support of the project and did not wish to speak but did want to record his support of the project:

- David Hicks, 401 Woodlake Dr., Allen, Texas.

Chair Trahan closed the public hearing.

The Commission discussed the building orientation.

**Motion:** Upon a motion by Commissioner Autrey, and a second by Commissioner Metevier, the Commission voted 6 IN FAVOR and 0 OPPOSED to recommend approval of an ordinance to amend Planned Development PD No. 108 Mixed Use MIX for 1.168± of land in the John Fyke Survey, Abstract No. 325, subject to the Development Regulations, Concept Plan, Landscape Plan, and Building Elevations, as presented. The motion carried.

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

The Executive Session was not held.

#### **Adjournment**

The meeting adjourned at 7:20 p.m.

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

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Ben Trahan, Chair

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Hayley Angel, AICP, Planner II