



AGENDA
Planning and Zoning Commission
Prosper Town Hall, Council Chambers
250 W. First Street, Prosper, Texas
Tuesday, October 03, 2023
6:00 PM

Welcome to the Prosper Planning & Zoning Commission Meeting.

Citizens may watch the meeting live by using the following link: www.prospertx.gov/livemeetings

Addressing the Planning & Zoning Commission:

Those wishing to address the Planning and Zoning Commission must complete the Public Comment Request Form located on the Town's website or in the Council Chambers.

If you are attending in person, please submit this form to the Town Secretary or the person recording the minutes for the Board/Commission prior to the meeting. When called upon, please come to the podium, and state your name and address for the record.

If you are watching online, please submit this form to the Town Secretary prior to 4:00 p.m. on the day of the meeting in order for your comments to be read into the record. The Town assumes no responsibility for technical issues beyond our control.

In compliance with the Texas Open Meetings Act, the Town Council/Board/ Commission may not deliberate or vote on any matter that does not appear on the agenda. The Council/Board/Commission, however, may provide statements of fact regarding the topic, request the topic be included as part of a future meeting, and/or refer the topic to Town staff for further assistance.

Citizens and other visitors attending Planning and Zoning Commission meetings shall observe the same rules of propriety, decorum, and good conduct applicable to members of the Commission. Any person making personal, impertinent, profane or slanderous remarks or who becomes boisterous while addressing the Commission or while attending the meeting shall be removed from the room, if so directed by the Mayor or presiding officer, and the person shall be barred from further audience before the Commission during that session of the meeting. Disruption of a public meeting could constitute a violation of Section 42.05 of the Texas Penal Code.

Pursuant to Section 551.007 of the Texas Government Code, individuals wishing to address the Commission for items listed as public hearings will be recognized when the public hearing is opened. For individuals wishing to speak on a non-public hearing item, they may address the Commission when the item is considered by the Planning & Zoning Commission.

1. Call to Order / Roll Call.
2. Pledge of Allegiance.
3. Consider and act upon the appointment of the Planning & Zoning Commission Chair, Vice-Chair, and Secretary.
4. Rules of Order.

CONSENT AGENDA:

Items placed on the Consent Agenda are considered routine in nature and are considered non-controversial. The Consent Agenda can be acted upon in one motion. Items may be removed from the Consent Agenda by the request of a Commission Member or staff.

- 5a. Consider and act upon the minutes from the September 19, 2023, Planning & Zoning Commission meeting.
- 5b. Consider and act upon a Final Plat for Preston 48 Addition, Block A, Lot 3R, on 2.4± acres, located on the southwest corner of East Prosper Trail and North Preston Road. The property is zoned Commercial (C). (DEVAPP-23-0009)
- 5c. Consider and act upon a Site Plan for a Car Wash in accessory to a Convenience Store with Gas Pumps, on 2.4± acres, located on the southwest corner of East Prosper Trail and North Preston Road. The property is zoned Commercial (C). (DEVAPP-23-0075)
- 5d. Consider and act upon a Final Plat for Pearls of Prosper, Block A, Lots 1-14 & Lot 1X, Block B, Lots 1-4 & Lot 2X, Block C, Lots 1-14, Block D, Lot 1, Block E, Lot 1, and Block F, Lot 1, on 23.2± acres, located on the southwest corner of West Prosper Trail and North Legacy Drive. The property is zoned Planned Development-14 (PD-14) The Parks at Legacy. (DEVAPP-23-0078)
- 5e. Consider and act upon a Final Plat for Star Trail, Phase 14, Block J, Lots 1-37, Lot 2X, and Lot 6X, Block K, Lots 1-17 & Lot 4X, on 15.9± acres, located south of West Prosper Trail and west of North Legacy Drive. The property is zoned Planned Development-66 (PD-66) Star Trail. (DEVAPP-23-0157)
- 5f. Consider and act upon a Final Plat for Star Trail, Phase 15, Block A, Lots 1-40, Lot 1X, and Lot 5X, Block B, Lots 1-33 & 3X, on 20.4± acres, located south of West Prosper Trail and west of North Legacy Drive. The property is zoned Planned Development-66 (PD-66) Star Trail. (DEVAPP-23-0154)
- 5g. Consider and act upon a Final Plat for Star Trail, Phase 16, Block C, Lots 16-50, 5X, 9X, and 10X, Block D, Lots 1-16 & Lot 7X, Block E, Lots 1-16 & Lot 8X, and Block F, Lots 1-17, on 22± acres, located on the southwest corner of Prosper Road and North Legacy Drive. The property is zoned Planned Development-66 (PD-66) Star Trail. (DEVAPP-23-0163)
- 5h. Consider and act upon a Final Plat for Wandering Creek, Phase 1, Block A, Lots 1-18, Block B, Lots 1-13, Block C, Lots 1-13, Block D, Lots 1 & 22-27, Block E, Lots 1-44, Block F, Lots 1-11, Block G, Lots 1-12, and Block I, Lot 1, on 49.0± acres, located south of East First Street and west of North Custer Road. The property is zoned Planned Development-90 (PD-90) Brookhollow North. (DEVAPP-23-0156)
- 5i. Consider and act upon a Final Plat for Teel 380 Addition, Block A, Lot 6, on 2.9± acres, located north of US-380 and west of South Teel Parkway. The property is zoned Planned Development-40 (PD-40) Windsong Ranch. (DEVAPP-23-0159)
- 5j.. Consider and act upon a Site Plan for a Restaurant and Retail Store, on 2.9± acres, located north of US-380 and west of South Teel Parkway. The property is zoned Planned Development-40 (PD-40) Windsong Ranch. (DEVAPP-23-0160)

CITIZEN COMMENTS

The public is invited to address the Commission on any topic. However, the Commission is unable to discuss or take action on any topic not listed on this agenda. Please complete a "Public Comment Request Form" and present it to a staff member prior to the meeting.

REGULAR AGENDA:

If you wish to address the Commission, please fill out a "Public Comment Request Form" and present it to the Chair, preferably before the meeting begins. Pursuant to Section 551.007 of the Texas Government Code, individuals wishing to address the Planning and Zoning Commission for items listed as public hearings will be recognized when the public hearing is opened. For individuals wishing to speak on a non-public hearing item, they may either address the Commission during the Citizen Comments portion of the meeting or when the item is considered by the Planning and Zoning Commission.

6. Conduct a Public Hearing and consider and act upon a request to rezone 0.3± acres from Single Family-15 (SF-15) to Downtown Single-Family (DTSF), for Hillside Addition, Block 2, Lot 4, located north of East Fifth Street and west of North Church Street. (ZONE-23-0018)
7. Review actions taken by the Town Council and possibly direct Town Staff to schedule topic(s) for discussion at a future meeting.
8. Adjourn.

CERTIFICATION

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted at Prosper Town Hall, located at 250 W. First Street, Prosper, Texas 75078, a place convenient and readily accessible to the general public at all times, and said Notice was posted by 5:00 p.m., on Friday, September 29, 2023, and remained so posted at least 72 hours before said meeting was convened.

Michelle Lewis Sirianni, Town Secretary

Date Notice Removed

Pursuant to Section 551.071 of the Texas Government Code, the Town Council reserves the right to consult in closed session with its attorney and to receive legal advice regarding any item listed on this agenda.

NOTICE

Pursuant to Town of Prosper Ordinance No. 13-63, all speakers other than Town of Prosper staff are limited to three (3) minutes per person, per item, which may be extended for an additional two (2) minutes with approval of a majority vote of the Town Council.

NOTICE OF ASSISTANCE AT PUBLIC MEETINGS: The Prosper Town Council meetings are wheelchair accessible. For special services or assistance, please contact the Town Secretary's Office at (972) 569-1011 at least 48 hours prior to the meeting time.