



MINUTES
Regular Meeting of the
Prosper Planning & Zoning Commission
Prosper Town Hall
Council Chambers
200 S. Main Street, Prosper, Texas
Tuesday, January 15, 2019, 6:00 p.m.

1. Call to Order / Roll Call

The meeting was called to order at 6:00 p.m.

Commissioners present: Chairman Charles Cotten, Vice-Chairman Bobby Atteberry, Secretary Brandon Daniel, Amy Bartley, Joe Grinstead, Chris Long, and Sarah Peterson.

Staff present: Alex Glushko, Planning Manager; Scott Ingalls, Senior Planner; and Evelyn Mendez, Planning Technician.

2. Recitation of the Pledge of Allegiance.

3. CONSENT AGENDA

3a. Consider and act upon minutes from the December 18, 2018, Planning & Zoning Commission Regular meeting.

3b. Consider and act upon a Preliminary Site Plan for a retail/office development (Windmill Hill), on 11.8± acres, located on the southwest corner of Broadway Street and Preston Road. The property is zoned Planned Development-93 (PD-93). (D18-0053).

3c. Consider and act upon a Revised Preliminary Site Plan for a commercial development (Prosper Commons), on 24.0± acres, located on the northwest corner of Coit Road and US 380. The property is zoned Planned Development-2 (PD-2). (D18-0120).

3d. Consider and act upon a Site Plan for three (3) retail/restaurant buildings, on 4.6± acres, located on the west side of Coit Road, north of US 380. The property is zoned Planned Development-2 (PD-2). (D18-0121).

3e. Consider and act upon a Preliminary Plat for Windsong Ranch Phase 2C-2, for 144 single family attached lots, nine (9) single family detached lots, and ten (10) HOA/open space lots, on 21.4± acres, located on the west side of Teel Parkway, south of Fishtrap Road. The property is zoned Planned Development-40 (PD-40). (D18-0124).

3f. Consider and act upon a Final Plat for Tanner's Mill, Phase 1D, for 74 single family lots and six (6) HOA/open space lots, on 41.9± acres, located south and east of Coleman Road. The property is zoned Planned Development-22 (PD-22). (D18-0137).

Motioned by Atteberry, seconded by Daniel, to approve the Consent Agenda, subject to Town staff recommendations. Motion approved 7-0.

REGULAR AGENDA

- 4. Consider and act upon a Final Plat and Subdivision Waiver for lots without road frontage for Prosper Commons, Block B, Lots 8, 11, and 12, on 4.6± acres, located on the west side of Coit Road, north of US 380. The property is zoned Planned Development-2 (PD-2). (D18-0122).**

Ingalls: Summarized the request, presented exhibits, and recommended approval.

Wade Todd (Applicant): Provided information regarding the proposed development.

Motioned by Grinstead, seconded by Atteberry, to approve Item 4, subject to Town staff recommendations. Motion approved 7-0.

- 5. Conduct a Public Hearing, and consider and act upon a request to rezone a portion of Planned Development-3-Single Family (PD-3-SF) to Planned Development-Office (PD-O), on 12.9± acres, located south of Prosper Trail, west of Cook Lane, to allow for the development of a Town Public Safety Facility. (Z18-0018).**

Ingalls: Recommended the item be tabled and the Public Hearing continued to the February 5, 2019, Planning & Zoning Commission meeting.

Motioned by Daniel, seconded by Grinstead, to table Item 5 and continue the Public Hearing to the February 5, 2019, Planning & Zoning Commission meeting. Motion approved 7-0.

- 6. Conduct a Public Hearing, and consider and act upon a request to amend Planned Development-75 (PD-75) generally to modify the office tract, on 67.6± acres, located on the northwest corner of the Dallas Parkway and Prosper Trail. (Z18-0019).**

Ingalls: Per a request by the applicant, recommended the item be tabled and the Public Hearing continued to the February 5, 2019, Planning & Zoning Commission meeting.

Motioned by Daniel, seconded by Long, to table Item 6 and continue the Public Hearing to the February 5, 2019, Planning & Zoning Commission meeting. Motion approved 7-0.

- 7. Discussion on Draft Non-residential Standards.**

Glushko: Presented an overview of the draft Non-Residential Standards and received general feedback from the Commission.

- 8. Review actions taken by the Town Council and possibly direct Town Staff to schedule topic(s) for discussion at a future meeting.**

Glushko: Provided a summary of recent action taken by Town Council.

- 9. Adjourn.**

Motioned by Long, seconded by Bartley, to adjourn. Motion approved 7-0 at 6:41 p.m.



Evelyn Mendez, Planning Technician



Brandon Daniel, Secretary