MINUTES

Regular Meeting of the
Prosper Planning & Zoning Commission
Prosper Town Hall
Council Chambers
250 W. First Street, Prosper, Texas
Tuesday, July 21, 2020, 6:00 p.m.

Governor Greg Abbott granted a temporary suspension of certain rules to allow for telephone or videoconference public meetings in order to reduce in-person meetings that assemble large groups of people, due to the COVID-19 (coronavirus) public health emergency. This meeting was held via telephone conference call and videoconference.

1. Call to Order/ Roll Call

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

2. Recitation of the Pledge of Allegiance.

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

Commissioners absent: Michael Pettis.

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

3. CONSENT AGENDA

3a. Consider and act upon minutes from the July 7, 2020, Planning & Zoning Commission Regular meeting.

Motion by Daniel, second by Long, to approve the Consent Agenda. Motion approved 6-0.

REGULAR AGENDA

4. Consider and act upon a Replat and a Subdivision Waiver for Andrews Addition, Block A, Lots 2 & 3, on 9.0± acres, located on the north side of Prosper Trail, west of Dallas Parkway. The property is zoned Single Family-15 (SF-15) and Office (O). (D20-0061).

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

Motion by Kern, second by Peterson, to approve Item 4, subject to staff recommendations. Motion approved 6-0.

5. Consider and act upon a Subdivision Waiver regarding Collector Street design for a segment of Hays Road, to allow for on-street parking for the Medical Office Building located at 1000 N. Preston Road. (MD20-0010).

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

Motion by Daniel, second by Grinstead, to approve Item 5. Motion approved 6-0.

6. **Consider and act upon a Façade Plan for a multifamily development in WestSide (The Clary Prosper Luxury Apartments), on 11.5± acres, located east of FM 1385, north of US 380. The property is zoned Planned Development-94 (PD-94). (D20-0024).**

Item 6 was considered concurrently with Item 7.

7. **Consider and act upon a Façade Plan for a multifamily development in WestSide (The Vera Prosper Luxury Apartments), on 10.1± acres, located on the east side of FM 1385, north of US 380. The property is zoned Planned Development-94 (PD-94). (D20-0026).**

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

Motion by Peterson, second by Long, to approve Item 6. Motion approved 6-0.

Motion by Long, second by Daniel, to approve Item 7. Motion approved 6-0.

8. **Consider and act upon a Site Plan for three (3) Temporary Buildings at Stuber Elementary School, on 11.5± acres, located on the south side of Fishtrap Road, east of Teel Parkway. This property is zoned Planned Development-14 (PD-14). (D20-0067).**

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

Motion by Peterson, second by Grinstead, to approve Item 8, subject to staff recommendations. Motion approved 6-0.

9. **Conduct a Public Hearing, and consider and act upon a request to modify the development standards of Planned Development-40 (PD-40), for Windsong Ranch, generally to modify the residential development standards, including, but not limited to building material, roofing, window, and building encroachment regulations. (Z20-0015).**

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

Chairman Cotten opened the Public Hearing.

David Blom (Applicant): Provided information regarding the proposed development.

Ben Caldwell (Shaddock-Caldwell): Presented details regarding the proposed request.

There being no additional speakers, the Public Hearing was closed.

Commissioners generally voiced support for the request; however, concerns were noted regarding the use of decorative wood as a primarily building material, as well as the potential inconsistency of architectural styles and materials with the proposed custom homes situated amongst production homes.

Motion by Peterson, second by Long, to approve Item 9. Motion approved 4-2. Commissioners Grinstead and Kern voted in opposition to the request.

10. Receive presentation regarding proposed Legacy Gardens development.

Patrick Vedra (Risland Homes): Provided a presentation regarding a potential future rezoning request for Legacy Gardens.

11. 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.

Commissioner Grinstead announced his resignation from the Planning & Zoning Commission.

12. Adjourn.

Motion by Grinstead, second by Long, to adjourn. Motion approved 6-0 at 7:14 p.m.

Evelyn Mendez, Planning Technician

Chris Long, Secretary