



**AGENDA
CITY OF ALLEN
PLANNING AND ZONING COMMISSION
REGULAR MEETING
TUESDAY, JUNE 19, 2018 – 7:00 P.M.
CITY COUNCIL CHAMBERS
ALLEN CITY HALL
305 CENTURY PARKWAY
ALLEN, TEXAS 75013**

Call to Order and Announce a Quorum is Present

Pledge of Allegiance

Directors Report

1. Action taken on the Planning & Zoning Commission items by City Council at the June 12, 2018, 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 June 5, 2018, regular meeting.
3. Capital Improvement Program (CIP) Status Report.
4. Final Plat – Consider a request for a Final Plat for The Village at Twin Creeks Phase Four, being 33.542± acres located in the Catharine Parsons Survey, Abstract No. 711; generally located at the southwest corner of Exchange Parkway and Watters Road. (PL-041618-0035) [The Village at Twin Creeks Phase Four]
5. Final Plat – Consider a request for a Final Plat for Davis Apartments at Montgomery Ridge, Phase II, being 6.470± acres located in the Thomas G. Kennedy Survey, Abstract No. 500; generally located north of Montgomery Boulevard and west of U.S. Highway 75. (PL-091917-0007) [Davis Apartments at Montgomery Ridge, Phase II]
6. Final Plat – Consider a request for a Final Plat for Exchange Retail Addition, being 1.634± acres located in the Catherine Parsons Survey, Abstract No. 711; generally located south of Exchange Parkway and east of Alma Drive. (PL-050218-0037) [Exchange Retail Addition]

Regular Agenda

7. Combination Plat – Consider a request for a Combination Plat for Springwood Senior Living Addition, being 6.577± acres located in the Peter Wetsel Survey, Abstract No. 990; generally

located at the northwest corner of Fountain Gate Drive and Main Street. (PL-051118-0042) [Springwood Senior Living Addition]

8. Preliminary Plat – Consider a request for a Preliminary Plat for Pines at Twin Creeks, being 55.594± acres located in the Michael See Survey, Abstract No. 544; generally located north of Exchange Parkway and west of Watters Road. (PL-Pre-051118-0012) [Pines at Twin Creeks]
9. Public Hearing – Conduct a Public Hearing and consider a request for a Replat for Gatherings at Twin Creeks, being 10.983± acres; generally located at the northwest corner of Watters Road and Bray Central Drive. (PL-053118-0045) [Gatherings at Twin Creeks]
10. Public Hearing – Conduct a Public Hearing and consider a request for a Specific Use Permit SUP for a Medical Clinic Use for an approximately 3,987± square foot portion of a building located on Lot 6, Greenway-Allen Retail Addition; generally located south of McDermott Drive and east of U.S. Highway 75 (and commonly known as 325 S. Central Expressway). (SUP-051118-0015) [American Family Care]
11. Public Hearing– Conduct a Public Hearing and consider a request to amend the Development Regulations for Planned Development “PD” No. 129 Corridor Commercial CC by amending the Concept Plan, Screening Plan, and Building Elevations relating to Lot 2-R-1-R, Block A, Allen Commerce Center Addition; generally located north of Allen Commerce Parkway and west of U.S. Highway 75. (ZN-051418-0021) [DFW II]

Executive Session *(As Needed)*

As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

Adjournment

This notice was posted at Allen City Hall, 305 Century Parkway, Allen, Texas, at a place convenient and readily accessible to the public at all times. Said notice was posted on Friday, June 15, 2018, at 5:00 pm.

Shelley B. George, City Secretary

Allen City Hall is wheelchair accessible. Access to the building and special parking are available at the entrance facing Century Parkway. Requests for sign interpreters or special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary at 214-509-4105.

Director's Report from 6/12/2018 City Council Meeting

- The request to conduct a Public Hearing and adopt Specific Use Permit No. 163 for a Restaurant/Private Club use, for Bar Louie, was approved.
- The request to conduct a Public Hearing and adopt an Ordinance to amend Tract 7 of Planned Development No. 55, for Pathways ASC, was approved.