

Minutes
The City of Princeton
Planning & Zoning Commission Regular Meeting
Of May 16, 2016

The Planning & Zoning Commission of the City of Princeton, Texas, met in regular session in the Council Chamber of City Hall on May 16, 2016 at 6:00 p.m.

The following P&Z Commissioners were present: Vice Chairman Peters, Commissioners Campbell, and Thompson. The following Staff Members were present: City Manager Derek Borg and Building Official Shawn Fort.

Vice Chairperson **Peters** led the audience in the Pledge of Allegiance.

Vice Chairperson **Peters** called roll: Vice Chairperson Peters, Commissioners Thompson and Campbell were present. The following Staff Members were present: City Manager Derek Borg and Building Official Shawn Fort. Vice Chairperson **Peters stated that a quorum was present.**

Vice Chairperson **Peters** announced **CITIZENS APPEARANCE Item D: No one came forward to speak.**

Vice Chairperson **Peters** then announced the Consent Agenda: All consent agenda items listed are considered to be routine by the Planning and Zoning Commission and will be enacted by one motion. There will be no separate discussion of these items unless a Commissioner so request, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

Vice Chairperson **Peters** announced the **Consent Agenda Item E1:** "Possible approval of the Special Meeting Minutes of April 18, 2016." **Commission member Thompson made a motion to approve the Planning & Zoning meeting minutes of April 18, 2016 Special Meeting. Commissioner Campbell seconded the motion. The motion carried unanimously.**

Vice Chairperson **Peters** announced the **Regular Agenda Item F1: NONE**

Vice Chairperson **Peters** announced the **Public Hearing Item G1: SUP20160226-Specific Use Permit Request- Discussion and possible action** and recommendation to the City Council regarding a request from Durrie L Caldwell for specific use permit approval for the operation of a used car dealership per the requirements of the City of Princeton Zoning Ordinance (Ordinance No. 2016-01-25-01) for the following tract of land described as A tract of land situated in the Hardin Wright Survey, About 6 ½ miles East of McKinney, and being a part of Lot No. 25 of said Hardin Wright Survey, and being on the

North Side of Highway No. 380; and being more particularly described as 0.4684 acres of land more or less, 722 W. Princeton Drive, Princeton, Texas. **Vice Chairperson Peters opened the Public Hearing at 6:05 pm. No one to speak. Vice Chairperson Peters closed Public Hearing at 6:05 pm. Commissioner Campbell made motion for approval and recommendation to the City Council regarding a request from Durrie L Caldwell for specific use permit approval for the operation of a used car dealership per the requirements of the City of Princeton Zoning Ordinance (Ordinance No. 2016-01-25-01) for the following tract of land described as A tract of land situated in the Hardin Wright Survey, About 6 ½ miles East of McKinney, and being a part of Lot No. 25 of said Hardin Wright Survey, and being on the North Side of Highway No. 380; and being more particularly described as 0.4684 acres of land more or less, 722 W. Princeton Drive, Princeton, Texas. Commissioner Thompson seconded the motion. The motion carried unanimously.**

Vice Chairperson **Peters** announced the **Public Hearing Item G2: SUP20160273-Specific Use Permit Request- Discussion and possible action** and recommendation to the City Council regarding a request from 380 Forest Grove Property, LP, regarding a Specific Use Permit for a Retail/Farm/Feed Supply store with outdoor storage and display per the requirements of the City of Princeton Zoning Ordinance (Ordinance No. 201601-25-01) for the following tract of land described as a Tract of land situated in the David Cherry Survey, Abstract Number 166 in the City of Princeton, Collin County, Texas and being a part of a tract of land described in a deed to Ragon-Milavec 27, L.P., as recorded in County Clerks File Number 2008-684370 of Real property records, Collin County, Texas. **Vice Chairperson Peters opened the Public Hearing at 6:07 pm. Lori Krum HOA President spoke regarding SUP20160273-Specific Use Permit Request. Vice Chairperson Peters closed Public Hearing at 6:16 pm. Commissioner Thompson made motion for approval and recommendation to the City Council regarding a request from 380 Forest Grove Property, LP, regarding a Specific Use Permit for a Retail/Farm/Feed Supply store with outdoor storage and display per the requirements of the City of Princeton Zoning Ordinance (Ordinance No. 201601-25-01) for the following tract of land described as a Tract of land situated in the David Cherry Survey, Abstract Number 166 in the City of Princeton, Collin County, Texas and being a part of a tract of land described in a deed to Ragon-Milavec 27, L.P., as recorded in County Clerks File Number 2008-684370 of Real property records, Collin County, Texas. Commissioner Campbell seconded the motion. The motion carried unanimously.**

Vice Chairperson **Peters** announced the **Public Hearing Item G3: IZ20160225-Initial Zoning Request – Discussion and possible action** and recommendation to the City Council regarding a request from Trinat Global Investments for Zoning of property to C-2 General Commercial District, being a tract of land situated in the Hardin Wright Survey, Abstract 957, in Collin County, Texas, and being a part of a called 2.33 acre tract of land that was conveyed to Hardin Edward Tallant, et ux Marie Tallant in deed recorded in Volume 674, page 299 of the Deed Records of Collin County, Texas. **Commissioner Campbell made motion for approval and recommendation to the City Council regarding a request from Trinat Global Investments for Zoning of property to C-2 General Commercial District, being a tract of land situated in the Hardin Wright Survey, Abstract 957, in Collin County, Texas, and being a part of a called 2.33 acre**

tract of land that was conveyed to Hardin Edward Tallant, et ux Marie Tallant in deed recorded in Volume 674, page 299 of the Deed Records of Collin County, Texas. Commissioner Thompson seconded the motion. The motion carried unanimously.

Vice Chairperson **Peters** announced the **Regular Agenda Item H1**: "Next Meeting: Monday June 20, 2016."

Vice Chairperson **Peters** announced **Regular Agenda Item H2**: "Consider a request for items to be placed on a future agenda and NOT for discussion of these requests at this time.

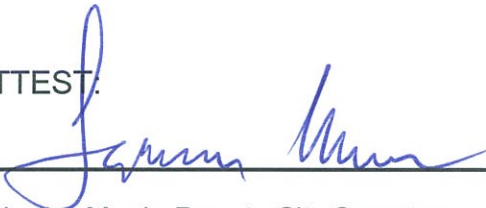
Commissioner **Thompson made a motion to adjourn the meeting.** Commissioner **Campbell seconded the motion.** The motion carried unanimously.

Vice Chairperson **Peters** adjourned at 6:21 p.m.

 6-20-16

Carlos Cuellar, Chairperson

Date

ATTEST:  6/20/16

Tabatha Monk, Deputy City Secretary

Date