

1. Agenda

Documents:

[PZ SPECIAL MEETING AGENDA FEBRUARY 22, 2021 SIGNED.PDF](#)

2. Meeting Materials

Documents:

[PZ AGENDA FEBRUARY 22, 2021 TELECONFERENCE NOTICE.PDF](#)



**PRINCETON**  
TEXAS

**NOTICE OF CITY OF PRINCETON  
PLANNING AND ZONING COMMISSION SPECIAL MEETING  
AND AGENDA  
February 22, 2021**

**Meeting Time and Place**

The Planning and Zoning Commission for The City of Princeton will meet in Special Session on Monday, February 22, 2021 at 10:00AM Teleconference at City Hall 123 W. Princeton Drive to discuss the following:

**Sherry Campbell, Place 1  
Vice Chairperson**

**Robert Bellon Jr., Place 2  
Commission Member**

**Chris Cooper, Place 3  
Commission Member**

**Mario Obera, Place 4  
Commission Member**

**Kyle Sutton, Place 5  
Chairperson**

**A. CALL TO ORDER (PLEASE TURN OFF ALL CELL PHONES)**

**B. COMMISSIONERS ROLL CALL**

	<b>PRESENT</b>
Sherry Campbell	_____
Robert Bellon	_____
Marlo Obera	_____
Kyle Sutton	_____
Chris Cooper	_____

### **C. CITIZENS APPEARANCE**

*Citizens are allowed 3 minutes to speak. The Planning & Zoning Commission is unable to respond to or discuss any issues that are brought up during this section that are not on the agenda, other than to make statement of specific factual information in response to a citizen's inquiry or to recite existing policy in response to the inquiry.*

### **D. CONSENT AGENDA**

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.

- 1) Possible approval of the Princeton Planning & Zoning Special Meeting Minutes of January 25, 2021.

### **E. PUBLIC HEARING**

- 1) **ZA20210052 – Zone Map Amendment – Discussion and possible action and recommendation to the City Council regarding AN ORDINANCE OF THE CITY OF PRINCETON AMENDING THE COMPREHENSIVE ZONING ORDINANCE NUMBER 2016-01-25-01 OF THE CITY OF PRINCETON, FROM "AG", AGRICULTURAL TO "PD 23" PLANNED DEVELOPMENT 23, ON A 547.0209 ACRE TRACT OF LAND IN RUFUS SEWALL SURVEY, ABSTRACT NO. 873, DAVID CHERRY SURVEY, ABSTRACT NO. 166 AND THOMAS A. RHODES SURVEY, ABSTRACT NO. 741; REPEALING ALL CONFLICTING ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY; AND PROVIDING AN EFFECTIVE DATE.**

### **F. REGULAR AGENDA**

- 1) **PL20210052 – Preliminary Plat – Discussion and possible action and recommendation to the City Council regarding a request from M/I Homes of DFW, LLC, for preliminary plat approval of 52.467 acre tract of land situated in the Hardin Wright Survey, Abstract No. 957, City of Princeton, Collin County, Texas.**

### **G. INFORMATION**

- 1) Next Meeting: March 15, 2021 @ 10:00am
- 2) Consider a request for items to be placed on a future agenda and NOT for discussion of these requests at this time:
- 3) Update on ongoing projects

## I. ADJOURNMENT

*The Commission reserves the right to retire into executive session concerning any of the items listed on this agenda whenever it is considered necessary and legally justified under the Open Meeting Act*

## CERTIFICATE

I hereby certify the above Notice of Meeting was

posted at the Princeton City Hall February 19,

2021 at 1:05 p.m.

  
\_\_\_\_\_  
Tabatha Monk, City Secretary

## STATEMENT FOR ADA COMPLIANCE

The City of Princeton acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. Thus, in order to assist individuals with disabilities who require special services (i.e., sign interpretation services, alternative audio/visual devices, and amanuenses) for participation in or access to the City of Princeton sponsored public programs, services and/or meetings, the City requests that individuals make requests for these services forty-eight (48) hours ahead of the scheduled program, service and/or meeting. To make arrangements, contact Tabatha Monk, City Secretary or other designated official at 972-736-2416.



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TEXAS

**PUBLIC MEETING**

**Residents are encouraged to consider attending our Tele-conference  
Planning & Zoning meeting on Monday, February 22, 2021 @10:00 a.m.**

**Planning & Zoning 02-22-2021  
Anyone can dial in using your phone**

**United States: +1 (669) 224-3412  
- One-touch: <tel:+16692243412,,306048013#>**

**Access Code: 306-048-013**