

**\*\*\*\*\* NOTICE OF PUBLIC MEETING\*\*\*\*\***

**THE PLANNING AND ZONING COMMISSION  
WORK SESSION MEETING  
THURSDAY, FEBRUARY 16, 2017**

**City of Melissa Municipal Building  
3411 Barker Avenue  
Melissa, TX 75454**

**City Council Workroom (2<sup>nd</sup> Floor)  
Planning & Zoning Commission – 6:00 pm**

**WORK SESSION AGENDA**

1. Call to order
2. Roll Call
3. Discuss an ordinance of the City Council of the City of Melissa, Texas, amending Melissa's Code of Ordinances, Ordinance No. 92-04, as amended, Chapter 12 (Planning and Zoning), Article 12.100 (Planning and Zoning Commission), Section 12.105 (Officers) and Chapter 12 (Planning and Zoning), Article 12.300 (Zoning Ordinance adopted), Section 23 (Special and Additional regulations); providing a penalty clause, savings/repealing clause, severability clause and an effective date; and providing for the publication of the caption hereof.  
**(Regular Agenda items #4 & 5)**
4. Discuss election of Planning & Zoning Commission Officers; Chairman, Vice-Chairman and Secretary. **(Regular Agenda item #6)**
5. Discuss a request for Final Plat – Brookside Addition, Phase 1. being 26.243 acres situated in the David E. Babb Survey, Abstract no. 33, City of Melissa, Collin County, Texas, 60 residential lots, 4 non-residential lots and generally located northwest of the intersection of Sam Rayburn Freeway and Milrany Lane, City of Melissa, Collin County, Texas.  
**Applicant: Douglas Properties (Regular agenda item #7)**
6. Discuss a request for Final Engineering Site Plan - Comet Addition, Lot 1R, Block A, 8.0 acres situated in the John Fitzhugh Survey, Abstract No. 319, City of Melissa, Collin County, Texas and generally located one half mile south of the McKinney Street and Melissa Rd. intersection on the east side of McKinney Street. Melissa, Collin County, Texas.  
**Applicant: Commercial Metals Company (Regular Agenda items #8)**
7. Discuss a request for Replat - Comet Addition, Lot 1R, Block A, being a replat of Lot 1, Block A of the Comet Addition, 8.0 acres situated in the John Fitzhugh Survey, Abstract No. 319, City of Melissa, Collin County, Texas and generally located one half mile south of the McKinney Street and Melissa Rd. intersection on the east side of McKinney Street. Melissa, Collin County, Texas.  
**Applicant: Commercial Metals Company (Regular Agenda items #9 & 10)**
8. Discuss request for Final Plats – North Creek Estates, Phases 3, 4A, 4B, 5A, 5B, 5C, 6A & 6B situated in the D.E.W. Babb Survey, Abstract No. 33, Collin County, Texas and generally located north and west of the intersection of Throckmorton Rd and Milrany Lane Melissa, Collin County, Texas  
**Applicant L109 McKinney (Regular agenda items #11 – 18)**
9. Discuss proposed amendments to Chapter 9 (Subdivisions) modifying certain design standards applicable to certain streets, easements and improvements.

10. Discussion regarding pending development/zoning requests:

- Melissa Town Center – Development Plan Submittal
- Melissa Independent School District Expansion
  - 2502 McKinney Street
  - High School Project
  - Elementary Project
- Auburndale – Final Plat, Phase 1
- Liberty, Phase 5 – Preliminary Plat

11. Adjourn

Certified to this the \_\_\_\_ day of \_\_\_\_\_, 2017

\_\_\_\_\_  
Dana Nixon, Dev. Services Director

Posted: \_\_\_\_\_, 2017 at \_\_\_\_\_ p. m.

If during the course of the meeting covered by this notice, the Planning and Zoning Board should determine that a closed or executive meeting of the Planning and Zoning Board or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meetings Act, Texas Government Code §551.001 et seq., will be held by the Planning and Zoning Board at the date, hour and place given in this notice or as soon after the commencement of the meeting covered by this notice as the Planning and Zoning Board may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and for any and all purposes permitted by the Act, including, but not limited to, the following sanctions and purposes:

Texas Government Code Section:

- 551.071 Private consultation with the attorney for the City.
- 551.072 Discussing purchase, exchange, lease or value of real property.
- 551.074 Discussing personnel or to hear complaints against personnel.

NOTICE OF ASSISTANCE AT PUBLIC MEETINGS

The Melissa City Hall is wheelchair accessible. Access to the building and special parking are available at the west entrance. Persons with disabilities who plan to attend this meeting, and who may need auxiliary aids or service such as Interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at (972) 838.2520 or by FAX (972) 837.2452. BRAILLE IS NOT AVAILABLE.