Planning and Zoning Commission Meeting Minutes
May 16, 2019
City of Melissa, TX

WORK SESSION AGENDA

1. Meeting was called to order at 6:00 p.m. by Mark Williams.

2. Roll call was taken. Present: Mark Williams, Michael Foster, Danielle Dorman-Chapa, David Beck, David Jones

3. Discussed regular agenda items.

4. Due to the time allotted for item #5, there was no discussion regarding current planning and zoning applications under review.

5. Planning and Zoning discussed potential upcoming changes to the Comprehensive Zoning Ordinance ("CZO").

6. Motion was made by Michael Foster and seconded by David Beck to adjourn.
   Vote: 5/0/0
   Motion carried

Meeting adjourned at 7:02 p.m.

REGULAR AGENDA

1. Meeting was called to order at 7:06 p.m. by Mark Williams.

2. Roll was taken. Present: Mark Williams, Michael Foster, Danielle Dorman-Chapa, David Beck, David Jones

3. Pledge of Allegiance was recited.

4. Motion was made by Danielle Dorman-Chapa and seconded by David Jones to approve the April 18, 2019 work session & regular meeting minutes.
   Vote: 5/0/0
   Motion carried

5. The Commission conducted a public hearing to hear concerns for or against a requested rezone from Single-Family Residential District-3 ("SF-3") to General Commercial District ("C-2") on 5.398± acres of land situated in the Andrew Thomas Survey, Abstract No. 894, Collin County, Texas and generally located on the west side of McKinney St. approximately 0.48 mile to the northeast of the intersection of Sam Rayburn Highway and Fannin Rd., City of Melissa, Collin County, Texas.
   Applicant: Cross Engineering
City Staff provided an overview of the agenda item to the Commission and audience.

Public hearing opened at 7:08 p.m.

No comments were made by the public.

Public hearing closed at 7:09 p.m.

6. Motion was made by Danielle Dorman-Chapa and seconded by David Beck to recommend that City Council approve a rezone from Single-Family Residential District-3 ("SF-3") to General Commercial District ("C-2") on 5.398± acres of land situated in the Andrew Thomas Survey, Abstract No. 894, Collin County, Texas and generally located on the west side of McKinney St. approximately 0.48 mile to the northeast of the intersection of Sam Rayburn Highway and Fannin Rd., City of Melissa, Collin County, Texas.

**Applicant: Cross Engineering**

*Note: Motion was conditioned upon the future annexation approval of a portion of the 5.398± acres by Melissa City Council*

Vote: 5/0/0

Motion carried

7. The Commission conducted a public hearing to hear concerns for or against a requested rezone from Agricultural District ("A") to General Commercial District ("C-2") on 26.48± acres of land situated in the David E.W. Babb Survey, Abstract No. 33, City of Melissa, Collin County, Texas and generally located on the north side of Sam Rayburn Highway approximately 517 feet to the southwest of the intersection of Sam Rayburn Highway and County Rd. 419, City of Melissa, Collin County, Texas.

**Applicant: Hussein Qattan**

City Staff provided an overview of the agenda item to the Commission and audience.

Public hearing opened at 7:12 p.m.

No comments were made by the public.

Public hearing closed at 7:12 p.m.

8. Motion was made by David Jones and seconded by Michael Foster to recommend that City Council approve a rezone from Agricultural District ("A") to General Commercial District ("C-2") on 26.48± acres of land situated in the David E.W. Babb Survey, Abstract No. 33, City of Melissa, Collin County, Texas and generally located on the north side of Sam Rayburn Highway approximately 517 feet to the southwest of the intersection of Sam Rayburn Highway and County Rd. 419, City of Melissa, Collin County, Texas.

**Applicant: Claymoore Engineering**

Vote: 5/0/0

Motion carried

9. Motion was made by David Beck and seconded by Mark Williams to adjourn.

Vote: 5/0/0

Motion carried
Meeting adjourned at 7:15 p.m.

Mark Williams
Board Vice-Chairman

Tyler Brewer
Staff Liaison