1. Call to order
2. Roll Call
3. Consider and act upon approval of the June 20, 2013 meeting minutes.
4. Public Hearing to hear comments for or against zoning request to rezone a 2.2417± acres of land, situated in the D.E.W. Babb Survey, Abstract No. 33, City of Melissa, Collin County, Texas, known and more particularly described and depicted as Tract E1-D in Ordinance No. 08-34, heretofore zoned Agricultural District (A) and placing it in the zoning classification of Planned Development District (PD); amending the concept plan, for the sole purpose of rezoning Tract E-1D to be placed in the area zoned SF-5250
5. Consider and act upon recommendation to the City Council regarding zoning request to rezone a 2.2417± acres of land, situated in the D.E.W. Babb Survey, Abstract No. 33, City of Melissa, Collin County, Texas, known and more particularly described and depicted as Tract E1-D in Ordinance No. 08-34, heretofore zoned Agricultural District (A) and placing it in the zoning classification of Planned Development District (PD); amending the concept plan, for the sole purpose of rezoning Tract E-1D to be placed in the area zoned SF-5250
6. Public Hearing to hear comments for or against a request for replat: Country Ridge Well Site, No. 1, City of Melissa, Collin County, Texas, 2.2417± acres and generally located at the terminus of Surrey Circle approximately 500 feet east of the intersection of Trail Ridge Drive and Surrey Circle, Melissa, Collin County, Texas
7. Consider and act upon recommendation to City Council for replat, Country Ridge Well Site, No. 1, City of Melissa, Collin County, Texas, 2.2417± acres and generally located at the terminus of Surrey Circle approximately 500 feet east of the intersection of Trail Ridge Drive and Surrey Circle, Melissa, Collin County, Texas
8. Public Hearing to hear comments for or against a request for Specific Use Permit (SUP) for a Water Pump Station, Water Storage Tank and Water Treatment Plant located on 1.095± acres of land, situated in the D.E.W. Babb Survey, Abstract No.
Consider & take action upon recommendation to City Council for a request for Specific Use Permit (SUP) for a Water Pump Station, Water Storage Tank and Water Treatment Plant located on 1.095± acres of land, situated in the D.E.W. Babb Survey, Abstract No. 33, known as Lot 1R, Block A of the Replat for Country Ridge Water Co., Well Site #1 and generally located at the terminus of Surrey Circle approximately 500 feet east of the intersection of Trail Ridge Drive and Surrey Circle, Melissa, Collin County, Texas.

Consider and act upon recommendation to City Council for Preliminary Plat, Tallent Addition City of Melissa, Collin County, Texas, 5.46± acres and generally located approximately 1,000 feet north of the intersection of Davis Road and Fannin Road between Fannin Road and State Hwy 5 in Melissa, Collin County, Texas.

Consider and act upon recommendation to City Council for Final Plat, Tallent Addition City of Melissa, Collin County, Texas, 5.46± acres and generally located approximately 1,000 feet north of the intersection of Davis Road and Fannin Road between Fannin Road and State Hwy 5 in Melissa, Collin County, Texas.

Public Hearing to hear comments for or against a request for Planned Development District (PD) Specific Use Permit-Motorcycle Sales & Service:

Tract 72, part of the Andrew Thomas Survey, Abstract No. 894, 13.5 acres more or less as described in a deed to Melissa Development Group, LP, recorded in Volume 5949, Page 4530 of the Collin County Land Records and generally located southwest of the intersection of Davis Rd and Fannin Rd.

Consider and act upon recommendation to City Council regarding the request for Planned Development District (PD) Specific Use Permit-Motorcycle Sales & Service:

Tract 72, part of the Andrew Thomas Survey, Abstract No. 894, 13.5 acres more or less as described in a deed to Melissa Development Group, LP, recorded in Volume 5949, Page 4530 of the Collin County Land Records and generally located southwest of the intersection of Davis Rd and Fannin Rd.

Public Hearing to hear comments for or against variance request:

Variance to platting requirement allowing issuance of a permit for construction of signage with requirements to coincide with the Specific Use Permit requirements and which complies with the City of Melissa Code of Ordinances, Chapter 3, Section 3.1000

Tract 72, part of the Andrew Thomas Survey, Abstract No. 894, 13.5 acres more or less as described in a deed to Melissa Development Group, LP, recorded in
15. Consider and act upon recommendation to City Council regarding the request for variance to platting requirement allowing issuance of a permit for construction of signage with requirements to coincide with the Specific Use Permit requirements and which complies with the City of Melissa Code of Ordinances, Chapter 3, Section 3.1000

Tract 72, part of the Andrew Thomas Survey, Abstract No. 894, 13.5 acres more or less as described in a deed to Melissa Development Group, LP, recorded in Volume 5949, Page 4530 of the Collin County Land Records and generally located southwest of the intersection of Davis Rd and Fannin Rd.

16. Consider and act upon recommendation to City Council regarding the request for variance to City of Melissa Code of Ordinances, Chapter 9, Article 1, Section 1.05 requiring plat approval prior to issuance of construction permit for proposed signage with requirements to coincide with the Specific Use Permit requirements at 1111 Sam Rayburn Highway, Melissa, Collin County, Texas

Tract 72, part of the Andrew Thomas Survey, Abstract No. 894, 13.5 acres more or less as described in a deed to Melissa Development Group, LP, recorded in Volume 5949, Page 4530 of the Collin County Land Records and generally located southwest of the intersection of Davis Rd and Fannin Rd.

17. Adjourn

Certified to this the ____day of _______________, 2013

______________________________
Erin Mynatt, Acting City Secretary

Posted: __________, 2013 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.