

THE FLOWER MOUND PLANNING & ZONING COMMISSION MEETING HELD ON THE 22ND DAY OF FEBRUARY 2021, VIA VIRTUAL MEETING (VIDEO CONFERENCE), DUE TO THE COVID-19 PANDEMIC, IN THE TOWN OF FLOWER MOUND, COUNTY OF DENTON, TEXAS, AT 6:30 PM

The Planning & Zoning Commission met in a regular session via video conference with the following members present:

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|--------------------|-----------------------|
| Brad Ruthrauff | Chair |
| Adam Schiestel | Commissioner, Place 2 |
| James Naylor | Commissioner, Place 4 |
| Philip Del Vecchio | Commissioner, Place 5 |
| Donald Gilmore | Commissioner, Place 6 |
| Tim Fink | Commissioner, Place 7 |
| Robert Cox | Commissioner, Place 8 |
| Janvier Werner | Commissioner, Place 9 |

Constituting a quorum with the following members absent:

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|---------------|------------|
| Robert Rawson | Vice-Chair |
|---------------|------------|

(Places 8 and 9 of the Commission do not vote on items unless they sit in place of one of the regular members, Places 1-7.)

And the following members of Town staff present:

| | |
|---------------|-----------------------------------|
| Alicia Kreh | Town Attorney |
| Lexin Murphy | Director of Planning Services |
| Robert Pegg | Assistant Director of Engineering |
| John Chapman | Long Range Planner |
| LauriAnn Cash | Executive Assistant |

A. CALL REGULAR SESSION TO ORDER: 6:30 P.M.

B. INVOCATION

C. PUBLIC COMMENT

None

D. FUTURE AGENDA ITEMS

None

E. DIRECTOR'S REPORT

1. General Updates

Chair Ruthrauff suggested a Future Agenda Item update. Lexin Murphy, Director of Planning Services, said that would be brought forward in April or May in preparation for the Town Council Strategic Planning Session in June.

Chair Ruthrauff inquired about having a Furst Ranch Work Session. Lexin Murphy, Director of Planning Services, said that April is being considered for a joint work session with Town Council and the Planning & Zoning Commission. Commissioner Cox suggested that more than one work session be held like other large projects that have come forward. Lexin Murphy said that multiple work sessions are a possibility and the applicant is aware that several meetings would be beneficial to the public for transparency purposes, as well as gaining feedback from the various Boards and Commissions.

F. CONSENT ITEMS

- 1. Consider approval of the minutes of the February 8, 2021, Planning and Zoning Commission Regular Session.**

Commission Deliberation

Commissioner Del Vecchio moved to approve Consent Item 1 as presented. Commissioner Schiestel seconded the motion.

VOTE ON THE MOTION

AYES: Schiestel, Naylor, Del Vecchio, Gilmore, Fink, Cox

NAYS: None

The motion to approve passed by a vote of 6 to 0.

G. REGULAR ITEMS

- 2. Public Hearing to consider an ordinance amending the Land Development Regulations (LDR20-0007 – Regulated Uses Updates) by amending Chapter 82 entitled “Development Standards,” and Chapter 98 entitled “Zoning,” of the Town’s Code of Ordinances to amend and propose new regulated uses, definitions, and parking standards for the purpose of clarifying and updating certain sections to reflect current planning practices and uses.**

Staff Presentation

John Chapman, Long Range Planner

Spoke in Favor:

None

Spoke in Opposition:

None

Commission Deliberation

Commissioner Schiestel moved to recommend approval of LDR20-0007 – Regulated Uses Updates, as presented with the following modifications: increase the exclusion boundary around schools for Non-traditional smoking related businesses to the maximum legal limit or 1,000 feet, whichever is lower; strike the words “and customers” from Section 98-980 – Farmer’s Market; and remove Nursing or congregate care facility as a use that is allowed with an SUP in the Agricultural District. Commissioner Gilmore seconded the motion.

VOTE ON THE MOTION

AYES: Fink, Gilmore, Del Vecchio, Naylor, Schiestel

NAYS: Cox

The motion to recommend approval passed by a vote of 5 to 1.

H. ADJOURNMENT – REGULAR SESSION 9:44 P.M.

TOWN OF FLOWER MOUND, TEXAS

Lexin Murphy, Director of Planning Services

ATTEST:

LauriAnn Cash, Executive Assistant