

## PLANNING AND ZONING COMMISSION

SEPTEMBER 10, 2013

The Planning and Zoning Commission of the City of McKinney, Texas met in regular session in the Council Chambers of the Municipal Building on Tuesday, September 10, 2013 at 6:00 p.m.

Commission Members Present: Chairman Robert Clark, Matt Hilton, David Kochalka, Larry Thompson, and Jim Gilmore

Commission Members Absent: Vice-Chairman Richard Franklin and George Bush

Staff Present: Assistant Director of Development Services Rick Leisner, Director of Planning Michael Quint, Planning Manager Brandon Opiela, Planner Samantha Gleinser, and Administrative Assistant Terri Ramey

There was one guest present.

Chairman Clark called the meeting to order at 6:00 p.m. after determining a quorum was present.

Chairman Clark explained the format and procedures of the meeting, as well as the role of the Commission. He announced that some of the items considered by the Commission on this date would be only heard by the Planning and Zoning Commission and others could be forwarded on to City Council. Chairman Clark stated that he would advise the audience if the case will go on to City Council or be heard only by the Planning and Zoning Commission. He requested that applicants and Staff limit their remarks to ten minutes each and that guests limit their remarks to five minutes and speak only once. Chairman Clark explained that there is a timer located on the podium, and when one minute of the speaker's time is remaining, the light will switch from yellow to red and a buzzer will sound. He asked that everyone treat others with respect, be concise in all comments, and avoid over talking the issues.

Commission Member Kochalka stepped down during the consideration of the Consent Items, due to a possible conflict of interest.

The Commission approved the motion by Commission Member Thompson, seconded by Commission Member Hilton, to approve the following two Consent Items with a vote of 4-0-1. Commission Member Kochalka abstained.

**13-927 Minutes of the Planning and Zoning Commission Regular Meeting of August 27, 2013**

**13-170PF Consider/Discuss/Act on the Request by Kimley-Horn and Associates, Inc., on Behalf of CH-B Trinity Falls, L.P., for Approval of a Preliminary-Final Plat for 527 Single Family Residential Lots and 17 Common Areas (Trinity Falls Planning Unit #1), Being Fewer than 188 Acres, Located on the Northwest Corner of F.M. 543 (Weston Road) and C.R. 206 (Future Trinity Falls Parkway)**

**END OF CONSENT**

Commission Member Kochalka returned to the meeting.

Chairman Clark continued the meeting with the Regular Agenda Items and Public Hearings on the agenda.

**13-128PR2 Conduct a Public Hearing to Consider/Discuss/Act on the Request by Engineering Concepts & Design, L.P., on Behalf of Creekview Landing Development, Inc., for Approval of a Preliminary-Final Replat for Lot 11, Block B, of the Creekview Landing Addition, Being Fewer than 4 Acres, Located on the North Side of Creekview Landing Drive and Approximately 175 Feet East of C.R. 1827 (New Hope Road)**

Ms. Samantha Gleinser, Planner for the City of McKinney, explained the preliminary-final replat request. She stated that Staff recommends approval of the proposed preliminary-final replat as conditioned in the staff report.

The applicant was not present at the meeting.

Chairperson Clark opened the public hearing and called for comments. There being none, on a motion by Commission Member Kochalka, seconded by Commission Member Gilmore, the Commission voted unanimously to close the public hearing and approve the proposed preliminary-final replat as conditioned in the staff report, with a vote of 5-0-0.

Chairperson Clark stated that the Planning and Zoning Commission is the final approval authority for the proposed preliminary-final replat.

**END OF THE REGULAR AGENDA ITEMS AND PUBLIC HEARINGS**

Chairman Clark declared the meeting adjourned at 6:05 p.m.

---

ROBERT S. CLARK  
Chairman