



Planning & Zoning Commission

Van Alstyne City Hall

152 N. Main Drive

Wednesday, August 17, 2022

6:30 p.m.

AGENDA

1. Call to Order. The Chairman will call the meeting to order and establish a quorum.
2. Elect a Chairman and a Vice-Chairman.
3. Citizen Comments. Citizens may appear before the Planning & Zoning Commission to address items of public interest, or items listed on the agenda not otherwise set for public hearing, in accordance with procedural rules as determined by the meeting Chair and by submitting a “Public Comment Form” to the city staff no later than the conclusion of Agenda Item 1 (Call to Order).
4. Consent Agenda. Items are considered self-explanatory and will be enacted with a single motion. No separate discussion of these items will occur unless so requested by at least one member of the Planning & Zoning Commission.
 - a. Minutes Approval. Consider and take any action necessary regarding approval of the Minutes from the Regular Meeting Planning & Zoning Commission held on July 20, 2022.
 - b. Consider and act upon a Final Plat for the Timothy Anderson Addition, Lot 1, being a 2.9-acre tract of land generally located on the south side of Old Highway 6, east of the DART railroad right-of-way, in the City of Van Alstyne’s extraterritorial jurisdiction (ETJ). (*Timothy Anderson Addition Final Plat*)
 - c. Consider and act upon a Final Plat for Blaise Acres, Block A, Lots 1 and 2, being a 9.1-acre tract of land generally located on the east side of Willy Vester Road, south of Ballard Road, in the City of Van Alstyne’s extraterritorial jurisdiction (ETJ). (*Blaise Acres Final Plat*)
 - d. Consider and act upon a Preliminary Plat for Deer Crossing, being a 44.4-acre tract of land generally located on the north side of Burke Road, west of Muncy Road, in the City of Van Alstyne’s extraterritorial jurisdiction (ETJ). (*Deer Crossing Preliminary Plat*)
5. Public Hearings/Regular Agenda (Non-Consent).
 - a. Consider and act upon a Preliminary Plat for Treasure Island, Section 1, being a 44.3-acre tract of land generally located on the south side of W. Farmington Road, west of Fielder Road, in the City of Van Alstyne’s extraterritorial jurisdiction (ETJ). (*Treasure Island, Section 1, Preliminary Plat*)
 - b. Consider and act upon a Preliminary Plat for Treasure Island, Section 2, being a 56.0-acre tract of land generally located on the south side of W. Farmington Road, west of Fielder Road, in the City of Van Alstyne’s extraterritorial jurisdiction (ETJ). (*Treasure Island, Section 2, Preliminary Plat*)

c. Conduct a public hearing, consider, and make a recommendation to City Council regarding a request to amend a portion Planned Development-2 (PD-2), in order to allow Mini-Warehouse/Self-Storage as a permitted use, on a 5.6-acre tract of land generally located on the northeast corner of Texana Street and future Longbow Street. (*Ace Affordable Storage and Office Suites PD-2 Amendment*)

6. Staff Comments. Updates regarding recent actions taken by the City Council and other development related matters.

7. Adjournment: The Chairman shall adjourn the meeting.

The Planning & Zoning Commission may vote and/or act upon each of the items listed in this Agenda. The Commission reserves the right to adjourn into Executive Session concerning any of the items listed on this Agenda, whenever it is considered necessary and legally justified under the Open Meeting Act, including: Personnel under the Texas Local Government Code, Chapter 551.074, consultation with the City Attorney under the Texas Local Government Code, Chapter 551.071, deliberation regarding Real Property under the Texas Local Government Code, Chapter 551.072, and any other authorized matters pursuant to Chapter 551 of the Texas Local Government Code.

Persons with disabilities who plan to attend this meeting and who may need assistance should contact Jennifer Gould at 903-482-5426 two working days prior to the meeting so that appropriate arrangements can be made.

“I certify that I, Alex Glushko, posted this agenda on the announcement board located in front of City Hall, 152 N. Main Drive on or before 5:00 p.m. on August 12, 2022 and remained so posted continuously for at least 72 hours prior to the scheduled time of said meetings”

Signed: _____

Alex Glushko, Director of Development Services