

**THE FLOWER MOUND PLANNING & ZONING COMMISSION MEETING HELD ON THE 10TH DAY OF FEBRUARY, 2020, IN THE FLOWER MOUND TOWN HALL, LOCATED AT 2121 CROSS TIMBERS ROAD IN THE TOWN OF FLOWER MOUND, COUNTY OF DENTON, TEXAS, AT 6:30 PM**

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

David Johnson	Chair
Brad Ruthrauff	Vice-Chair
Adam Schiestel	Commissioner, Place 2
Robert Rawson	Commissioner, Place 3
Philip Del Vecchio	Commissioner, Place 5
Laura Dillon	Commissioner, Place 6
Thomas Pickering	Commissioner, Place 7
Robert Cox	Commissioner, Place 8

Constituting a quorum with the following members absent:

Timothy Fink	Commissioner, Place 9
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*(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:

Ashley Dierker	Town Attorney
Lexin Murphy	Director of Planning Services
Robert Pegg	Assistant Director of Engineering
Chuck Russell	Principal Planner
Forrest Williams	Planner
LauriAnn Cash	Executive Assistant

**A. CALL REGULAR SESSION TO ORDER (Council Chambers): 6:30 P.M.**

**B. INVOCATION AND PLEDGE OF ALLEGIANCE**

**C. PUBLIC COMMENT**

None

**D. FUTURE AGENDA ITEMS**

1. Commissioner Schiestel would like Staff to review parking calculations for churches
2. Commissioner Schiestel would like Staff to review mitigation requirements when proposed parking requires a deviation because it exceeds by more than 20 percent the allowable number of parking spaces for the development

**E. DIRECTOR'S REPORT**

1. Updated Area Plan / Land Use Maps

**F. REGULAR ITEMS**

1. **Consider approval of the minutes of the January 27, 2020, Planning and Zoning Commission Regular Session.**

**Commission Deliberation**

Vice-Chair Ruthrauff moved to approve the January 27, 2020, minutes as written. Commissioner Dillon seconded the motion.

**VOTE ON THE MOTION**

**AYES: Schiestel, Rawson, Del Vecchio, Ruthrauff, Dillon, Pickering**

**NAYS: None**

**The motion to approve passed with a vote of 6 to 0.**

2. **Consider a request for a Record Plat (RC19-0009 – Whyburn Addition) to create a non-residential subdivision. The property is generally located south of Dixon Lane and east of Long Prairie Road.**

**Staff Presentation**

Chuck Russell, Principal Planner

**Applicant (present to answer questions)**

Paul Milosevich, Integrated Real Estate Group

**Commission Deliberation**

Commissioner Pickering moved to approve RC19-0009 – Whyburn Addition, as presented. Vice-Chair Ruthrauff seconded the motion.

**VOTE ON THE MOTION**

**AYES: Pickering, Dillon, Ruthrauff, Del Vecchio, Rawson, Schiestel**

**NAYS: None**

**The motion to approve passed with a vote of 6 to 0.**

3. **Consider a request for a Site Plan (SP19-0020 – Watermere at Flower Mound) to develop an age-restricted, high-density residential use. The property is generally located south of Dixon Lane and east of Long Prairie Road.**

**Staff Presentation**

Chuck Russell, Principal Planner

**Applicant (present to answer questions)**

Paul Milosevich, Integrated Real Estate Group

**Commission Deliberation**

Commissioner Pickering moved to approve SP19-0020 – Watermere at Flower Mound, as presented. Vice-Chair Ruthrauff seconded the motion.

**VOTE ON THE MOTION**

**AYES: Schiestel, Rawson, Del Vecchio, Ruthrauff, Dillon, Pickering**

**NAYS: None**

The motion to recommend approval passed with a vote of 4 to 2.

**H. ADJOURNMENT – REGULAR SESSION 7:04 P.M.**

**TOWN OF FLOWER MOUND, TEXAS**

Lexin Murphy, Director of Planning Services

**ATTEST:**

LauriAnn Cash, Executive Assistant