

**THE FLOWER MOUND PLANNING & ZONING COMMISSION MEETING HELD ON THE 13TH DAY OF JULY 2020, VIA VIRTUAL MEETING (VIDEO CONFERENCE), DUE TO THE COVID-19 PANDEMIC, IN THE TOWN OF FLOWER MOUND, COUNTY OF DENTON, TEXAS, AT 6:30PM**

The Planning & Zoning Commission met in a regular session via video conference 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
Robert Cox	Commissioner, Place 8
Timothy Fink	Commissioner, Place 9

Constituting a quorum with the following members absent:

None

*(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 on the video conference:

Lexin Murphy	Director of Planning Services
Alicia Kreh	Town Attorney
Robert Pegg	Assistant Director of Engineering
Poornima Kashyap	Principal Planner
LauriAnn Cash	Executive Assistant

- A. CALL REGULAR SESSION TO ORDER (Council Chambers): 6:30 P.M.**
- B. INVOCATION**
- C. GENERAL PUBLIC COMMENTS**

Amy Wentworth-Kotara, 3528 Pecan Park Drive, regarding Regular Item #2  
 Tom Shearer, 3313 Pecan Park Drive, regarding Regular Item #2  
 Anna Shearer, 3313 Pecan Park Drive, regarding Regular Item #2  
 Gary Miley, 3513 Pecan Park Drive, regarding Regular Item #2  
 Allen Faulhaber, 3505 Pecan Park Drive, regarding Regular Item #2  
 Maryann Faulhaber, 3505 Pecan Park Drive, regarding Regular Item #2  
 John Cameron, 3400 Pecan Park Drive, regarding Regular Item #2  
 Becky Cameron, 3400 Pecan Park Drive, regarding Regular Item #2  
 Curt Stanworth, 3409 Pecan Park Drive, regarding Regular Item #2  
 Terri Stanworth, 3409 Pecan Park Drive, regarding Regular Item #2  
 Keith Schwartz, 3404 Pecan Park Drive, regarding Regular Item #2  
 Brenda Schwartz, 3404 Pecan Park Drive, regarding Regular Item #2  
 Mia Schwartz, 3404 Pecan Park Drive, regarding Regular Item #2  
 Lindsay Schwartz, 3404 Pecan Park Drive, regarding Regular Item #2  
 Lauren Schwartz, 3404 Pecan Park Drive, regarding Regular Item #2  
 David Goldmeyer, 3571 Pecan Park Drive, regarding Regular Item #2

Jason Campbell, 3312 Pecan Park Drive, regarding Regular Item #2  
 Buffie Campbell, 3312 Pecan Park Drive, regarding Regular Item #2  
 Kimberly King, 3401 Pecan Park Drive, regarding Regular Item #2  
 Leroy Levenberry, 3401 Pecan Park Drive, regarding Regular Item #2  
 Sophie Luce, 3413 Pecan Park Drive, regarding Regular Item #2  
 Paule Luce, 3413 Pecan Park Drive, regarding Regular Item #2  
 Timothy Luce, 3413 Pecan Park Drive, regarding Regular Item #2  
 James Kendall, 3504 Pecan Park Drive, regarding Regular Item #2

#### **D. FUTURE AGENDA ITEMS**

1. Commissioner Schiestel requested Staff research the definition and intent of the Cross Timbers Protection Area in an effort to determine whether additional guidance may be warranted to protect these areas.
2. Vice-Chair Ruthrauff requested Staff investigate additional outreach opportunities to surrounding communities to very whether there could be unknown, underlying concerns related to new development projects.

#### **E. DIRECTOR'S REPORT**

1. Agenda Template
2. New Planning & Zoning Commission Attorney

#### **F. REGULAR ITEMS**

1. **Consider approval of the minutes of the June 22, 2020, Planning and Zoning Commission Regular Session.**

#### **Commission Deliberation**

Vice-Chair Ruthrauff moved to approve the minutes of June 22, 2020. Commissioner Dillon seconded the motion.

#### **VOTE ON THE MOTION**

**AYES: Del Vecchio, Ruthrauff, Dillon, Cox**

**NAYS: None**

**ABSTAIN: Schiestel, Rawson**

The motion to approve passed with a vote of 4 to 0 to 2.

2. **Consider a request for a Record Plat (RC19-0004 – Traditions of Flower Mound) to create a residential subdivision with an exception to the grading criteria, regarding residential lot-to-lot drainage, contained in the Town's Engineering Design Criteria and Construction Standards adopted through Chapter 32 of the Code of Ordinances. The property is generally located west of Old Settlers Road and north of Harris Road.**

#### **Staff Presentation**

Poornima Kashyap, Principal Planner

**Applicant Presentation**

Casey Gregory, Sanchez & Associates; present for questions, no presentation  
 Bhujang Karakavasala, eDataWorld; present for questions, no presentation

**Commission Deliberation**

Commissioner Cox moved to recommend approval of RC19-0004 – Traditions of Flower Mound, as presented. Commissioner Dillon seconded the motion.

**VOTE ON THE MOTION**

**AYES:** Cox, Dillon, Ruthrauff, Schiestel

**NAYS:** Del Vecchio, Rawson

The motion to approve passed with a vote of 4 to 2.

3. **Public Hearing to consider a request to vacate a previously approved replat (VP20-0001 – Rocky Hill Farms, which is a portion of Lot 2, Block A, The Estates of Tour 18, Section Four and a portion of Lot 9R, Block 1, The Estates of Tour 18, Section One). The property is generally located north of Cross Timbers Road and west of Freeman Road.**

**Staff Presentation**

Poornima Kashyap, Principal Planner

**Applicant Presentation**

Alec Bidwell, McAdams; present for questions, no presentation

**Spoke In Favor:**

Greg Crouse, 5902 Pine Valley Drive  
 Thomas Ricci, 4800 Tour 18 Drive  
 Paul Poley, 4704 Tour 18 Drive  
 Jeff York, 4901 Bridle Bit Road  
 Glen Onstad, 4604 Tour 18 Drive

**Spoke In Opposition:**

None

**Commission Deliberation**

Vice-Chair Ruthrauff moved to approve VP20-0001 – Rocky Hill Farms. Commissioner Sheistel seconded the motion.

**VOTE ON THE MOTION**

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

**NAYS:** None

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

4. **CSP19-0001 – Service First:** This item was previously noticed for an in-person public hearing and consideration by the Planning & Zoning Commission. However, with the transition to a virtual format, the Town of Flower Mound re-noticed this item for July 27, 2020.
  
5. **SUP20-0005 – Lakeside Crossing Building 5 (Smoothie King):** This item was previously noticed for an in-person public hearing and consideration by the Planning & Zoning Commission. However, with the transition to a virtual format, the Town of Flower Mound re-noticed this item for July 27, 2020.
  
6. **LDR20-0003 – Informational Sign Requirements:** This item was previously noticed for an in-person public hearing and consideration by the Planning & Zoning Commission. However, with the transition to a virtual format, the Town of Flower Mound re-noticed this item for August 10, 2020.

**G. ADJOURNMENT – REGULAR SESSION 8:41 P.M.**

**TOWN OF FLOWER MOUND, TEXAS**

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**Lexin Murphy, Director of Planning Services**

**ATTEST:**

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**LauriAnn Cash, Executive Assistant**