

Planning & Zoning Commission



January 8, 2024
Town Hall
2121 Cross Timbers Road
Flower Mound, TX 75028

6:30 p.m.

MINUTES

A. CALL TO ORDER

Chair Gilmore called the meeting to order at 6:30 p.m. with the following members present:

Donald Gilmore, Place 6, Chair
Janvier Werner, Place 3, Vice Chair
Gregory Schultz, Place 1
Jason Hobbs, Place 2
Scott Langley, Place 5
Scott Jostes, Place 7
Cheryl Moore, Place 8 Alternate
Todd Bayuk, Place 9 Alternate

with the following member(s) absent:
Brady Kilpper, Place 4

constituting a quorum with the following members of the Town Staff participating:
Rachel Raggio, Town Attorney
Poornima Kashyap, Planning Manager
Bob Pegg, Assistant Director of Engineering
Chuck Russell, Principal Planner
LauriAnn Cash, Executive Assistant

B. INVOCATION

C. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

D. PUBLIC COMMENT

The purpose of this item is to allow the public an opportunity to address the Board/Commission regarding any item on this agenda that is not a "Public Hearing." Issues regarding daily operational or administrative matters should first be dealt with by calling Town Hall at 972- 874-6000 during business hours. To speak to the Board/Commission

during public comment, please fill out a comment form, which is located in the lobby of Town Hall.

In accordance with the Texas Open Meetings Act, the Board/Commission is restricted from discussing or acting on items not listed on the agenda.

- Speakers are limited to 3 minutes; a tone will sound at 30 seconds left and when time has expired, and times may be adjusted by the Chair depending on the number of speakers.
- Speakers must address their comments to the Board/Commission.
- Please state your name and address when speaking.

Names listed below don't necessarily reflect the order in which each person spoke and all addresses are located in Flower Mound unless otherwise indicated.

	Speaker name and address	Subject (as written on the form)
1.	Fred Vincent, 3933 Bordeaux Circle	Environmental

** Indicates person did not wish to speak*

E. COORDINATION OF CALENDARS

1. Monday, January 22, 2024
2. Monday, February 12, 2024

F. FUTURE AGENDA ITEM(S)

None

G. STAFF/DIRECTOR REPORT

1. Town Council meeting dates.

H. CONSENT ITEM(S)

This part of the agenda consists of non-controversial, or "housekeeping" items required by law. Items may be removed from Consent by any Commissioner by making such request prior to a motion and vote.

1. Minutes of December 11, 2023 - Consider approval of the minutes from the December 11, 2023, Planning & Zoning Commission meeting.

ACTION: Commissioner Hobbs moved to approve H.1. as presented in the agenda caption. Commissioner Schultz seconded the motion.

AYES: Jostes, Werner, Hobbs, Langley, Schultz, Bayuk
NAYS: None
RESULT: 6 : 0

I. REGULAR ITEM(S)

This part of the agenda consists of discretionary items either relating to zoning or a requested variation from the Town's development standards. If a public hearing is required, it will be noted in the item caption on the agenda. Typically, the Planning & Zoning Commission will make a recommendation to Town Council on these types of projects.

1. ZPD23-0006 – Hopewell Gerault Industrial - Public Hearing to consider an ordinance amending the zoning (ZPD23-0006 – Hopewell Gerault Industrial) from Planned Development District No. 174 (PD-174) with Campus Industrial District (CI) uses to Planned Development District No.199 (PD-199) with Campus Industrial District (CI) uses. The property is generally located south of Lakeside Parkway and east of Gerault Road.

STAFF PRESENTATION:

Chuck Russell, Principal Planner

APPLICANT PRESENTATION:

Jesus Aguayo, Kimley-Horn
 Don Larke, Hopewell Development
 Alex Wilson, Lee & Associates

Names listed below don't necessarily reflect the order in which each person spoke and all addresses are located in Flower Mound unless otherwise indicated.

	SUPPORT	OPPOSITION	QUESTIONS OR COMMENTS ONLY
1.	Fred Vincent, 3933 Bordeaux Circle	None	None

** Indicates person did not wish to speak*

ACTION:

Vice-Chair Werner moved to recommend approval of I.1. as presented in the agenda caption. Commissioner Jostes seconded the motion.

AYES: Jostes, Werner, Hobbs, Langley, Schultz, Bayuk
NAYS: None
RESULT: 6 : 0

2. MU23-0003 - Lakeside DFW MU-TEN & MU-C(3) Material Text Amendment - Public Hearing to consider an ordinance for rezoning (MU23-0003 – Lakeside DFW MU-TEN & MU-C(3) Material Text Amendment) to amend Mixed Use

District-1 (MU-1) to amend the Architecture and Building Standards, specifically Section 7.1 B. Materials, for the MU-TEN and MU-C(3) subzones in the Lakeside DFW (Lakeside Village) Development Code. The property is generally located south of Edgemere Road and west of International Parkway. ***(Staff requests this item be postponed to January 22, 2024).***

ACTION: Commissioner Hobbs moved to table I.2. to the January 22, 2024, Planning & Zoning Commission meeting. Vice-Chair Werner seconded the motion.

AYES: Jostes, Werner, Hobbs, Langley, Schultz, Bayuk

NAYS: None

RESULT: 6 : 0

J. ADJOURN

Chair Gilmore adjourned the meeting at 7:08 p.m.

TOWN OF FLOWER MOUND, TEXAS

Donald Gilmore

DON GILMORE, CHAIR

ATTEST:

LauriAnn Cash

LAURIANN CASH, EXECUTIVE ASSISTANT