

Planning & Zoning Commission



January 22, 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 6:31 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
Cheryl Moore, Place 8 Alternate
Todd Bayuk, Place 9 Alternate

with the following member(s) absent:

Brady Kilpper, Place 4
Scott Jostes, Place 7

constituting a quorum with the following members of the Town Staff participating:

Rachel Raggio, Town Attorney
Bob Pegg, Assistant Director of Engineering
Poornima Kashyap, Planning Manager
Matthew Hotelling, Assistant Director of Public Works/Transportation
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)
None	

** Indicates person did not wish to speak*

E. COORDINATION OF CALENDARS

1. Monday, February 12, 2024
2. Monday, February 26, 2024

F. FUTURE AGENDA ITEM(S)

None

G. STAFF/DIRECTOR REPORT

1. Potential Code Updates

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 January 8, 2024 - Consider approval of the minutes from the January 8, 2024, Planning & Zoning Commission meeting.

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

AYES: Werner, Hobbs, Langley, Schultz, Moore, 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. 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. (PZ tabled this item by a vote of 6 to 0 at its January 8, 2024, meeting).

STAFF PRESENTATION:

Poornima Kashyap, Planning Manager

APPLICANT PRESENTATION:

Austin Gray, Realty Capital
Mark Senitz, Jamison James

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.	None	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 and with the following modification: painted concrete (cast-in-place or pre-cast) with pipe rail on top shall be allowed on any exposed facade parking garage walls that do not face or front onto a public ROW or public parking areas. Commissioner Hobbs seconded the motion.

AYES: Werner, Hobbs, Langley, Schultz, Moore

NAYS: Bayuk

RESULT: 5 : 1

2. MPA23-0007 - Kirkpatrick Lane - Public Hearing to consider a request for a Master Plan Amendment (MPA23-0007 – Kirkpatrick Lane) to amend Section 7.0, Thoroughfare Plan, by changing the designation of Kirkpatrick Lane between Everett Drive and Garden Ridge Boulevard. (Transportation Commission recommended approval by a vote of 3 to 1 at its November 14, 2023, meeting.)

STAFF PRESENTATION:

Matthew Hotelling, Assistant Director of Public Works/Transportation

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; NO SUPPORT/OPPOSITION CHECKED
1.	Donna Armstrong; 3516 Golden Aspen Dr.	Steve Carpenter; 3812 Oak Park Dr.	None
2.	Brenda Sharp; 3600 Golden Aspen Dr.	Winona Hackler; 923 Summer Trl.	
3.	Dan Stroud; 1402 River Oaks Dr.	Jonathan Smith; 1000 Laurel Oak Dr.	
4.	Sam Paschall; 1333 River Oaks Dr..	Candice Ward; 1028 Laurel Oak Dr.	
5.	Marlene Owen; 1331 River Oaks Dr.	Elena Johnson; 1314 Blairwood Dr.	
6.	Marie Michelle Jackson; 3820 Oak Park Dr.	*Julianne Soderberg; 3100 Wager Rd.	
7.	Diane Preston; 1124 Lopo Rd.	*Randy Soderberg; 3100 Wager Rd.	
8.	*Greg Hull; 1227 River Oaks Dr.	*Cindy Waters; 3030 Wager Rd.	

9.	*Connie Hull; 1227 River Oaks Dr.	*Caleb Aldis; 3151 Trails End Dr.	
10.	*Erica Mulder; 3804 Oak Park Dr.	*Nathan Aldis; 3151 Trails End Dr.	
11.	*Bill Preston; 1124 Lopo Rd.	*Samuel Aldis; 3151 Trails End Dr.	
12.	*Amy Watkins; 2004 Reserve Ct.	*Beth Soderberg; 3100 Wager Rd.	
13.		*Anna Aldis; 3151 Trails End Dr.	
14.		*Peter Aldis; 3151 Trails End Dr.	
15.		*Sara Aldis; 3151 Trails End Dr.	
16.		*Heather Aldis; 3151 Trails End Dr.	
17.		*Jonathan Aldis; 3151 Trails End Dr.	
18.		*Ella Aldis; 3151 Trails End Dr.	

** Indicates person did not wish to speak*

ACTION: Vice-Chair Werner moved to recommend approval of I.2., Option 3, as presented in the agenda caption. Commissioner Bayuk seconded the motion.

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

NAYS: None

RESULT: 6 : 0

J. ADJOURN

Chair Gilmore adjourned the meeting at 8:32 p.m.

TOWN OF FLOWER MOUND, TEXAS

Donald Gilmore

DON GILMORE, CHAIR

ATTEST:

LauriAnn Cash

LAURIANN CASH, EXECUTIVE ASSISTANT