



**PLANNING & ZONING COMMISSION
REGULAR MEETING MINUTES
NOVEMBER 29, 2022**

A. CALL TO ORDER

Chairperson Monson called the meeting to order at 5:30 p.m., and a quorum was present.

Michaela Monson
Kristen Dixon - Absent with Notice
Chris Amarante
Maryl Lorencz

Bryan Davenport
Aaron Fowler
Danny Simpson

B. BRIEFINGS

1. Comprehensive Plan update process

The item was presented by Jacob Rojo, Planner, and commentary followed. The Commission's consensus was to proceed with the process as presented and provide an update at a future meeting.

2. Water and Sewer Master Plans and Impact Fee Updates and role of the Planning & Zoning Commission in the process by serving as the Capital Improvement Advisory Committee

The item was presented by Nathan Reddin, Development Services Director, and commentary followed. There was no consensus as the item was only for presentation purposes.

C. PUBLIC INPUT

- None

D. NEW BUSINESS

1. Consider approval of the meeting minutes from November 1, 2022
APPROVED

The item was presented, and commentary followed.

Commissioner Amarante moved to approve the item as presented. Motion seconded by Vice-Chairperson Fowler. Motion carried.

AYES (6): Monson, Fowler, Amarante, Simpson, Davenport, Lorencz
NAYS (0): None
ABSENT (1): Dixon

2. Consider approval of a Final Plat of Harvest Town Center, a proposed two-lot commercial development on a 2.4-acre tract of land in the Patrick Rock Survey, Abstract No. 1063, generally located on the northeast corner of FM 407 and Harvest Way and Mixed-Use Planned Development (MPD). Realty Capital Argyle 114 LLC is the owner/applicant. Peloton Land Solutions is the engineer/surveyor. Case # FP-22-021

APPROVED

The item was presented, and commentary followed.

Commissioner Davenport moved to approve the item as presented. Motion seconded by Commissioner Lorencz. Motion carried.

AYES (6): Monson, Fowler, Amarante, Simpson, Davenport, Lorencz

NAYS (0): None

ABSENT (1): Dixon

3. Consider approval of a Final Plat of Creek Meadows West, Phase One, a proposed 39-residential lot phase of the proposed Creek Meadows West development on a 55.47-acre tract of land in the J.M. Paine Survey, Abstract No. 1529, generally located on the west side of Faught Road and north of Faith Lane in the extraterritorial jurisdiction of the Town of Northlake. CM West, LLC is the owner/applicant. GEES Engineering is the engineer. KAZ Surveying, Inc. is the surveyor. Case # FP-22-022

APPROVED

The item was presented, and commentary followed.

Vice Chairperson Fowler moved to approve the item as presented. Motion seconded by Commissioner Lorencz. Motion carried.

AYES (6): Monson, Fowler, Amarante, Simpson, Davenport, Lorencz

NAYS (0): None

ABSENT (1): Dixon

E. ADJOURNMENT

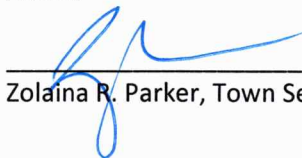
With no further business, Chairperson Monson adjourned the meeting at 6:29 p.m.



Michaela Monson, Chairperson



Attest:



Zolaina R. Parker, Town Secretary

MINUTES APPROVED ON: January 17, 2023