



**AGENDA
CITY OF ALLEN
SPECIAL CALLED PLANNING AND ZONING COMMISSION WORKSHOP
TUESDAY, NOVEMBER 29, 2022 – 6:00 PM
COUNCIL CONFERENCE ROOM
ALLEN CITY HALL
305 CENTURY PARKWAY
ALLEN, TEXAS 75013**

- 1. Call to Order and Announce a Quorum is Present.**
- 2. Items of Interest.**
 - 2.1 Discuss Allen Land Development Code updates regarding the Central Business District.
 - 2.2 Discuss and seek clarification regarding items to be considered on the November 29, 2022, Special Called Meeting of the Commission.
- 3. Adjourn to Regular Meeting.**

This notice was posted at Allen City Hall, 305 Century Parkway, Allen, Texas, at a place convenient and readily accessible to the public at all times. Said notice was posted on Friday, November 18, 2022, at 5:00 p.m.

Shelley B. George, City Secretary

Allen City Hall is wheelchair accessible. Access to the building and special parking are available at the entrance facing Century Parkway. Requests for sign interpreters or special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary at 214-509-4105.



**AGENDA
CITY OF ALLEN
SPECIAL CALLED PLANNING AND ZONING COMMISSION MEETING
TUESDAY, NOVEMBER 29, 2022 – 7:00 PM
COUNCIL CHAMBERS
ALLEN CITY HALL
305 CENTURY PARKWAY
ALLEN, TEXAS 75013**

1. Call to Order and Announce a Quorum is Present.

2. Pledge of Allegiance.

3. Consent Agenda.

(Routine P&Z business. Consent Agenda is approved by a single majority vote. Items may be removed for open discussion by a request from a Commission member or member of staff.)

3.1 Approve Minutes from the November 15, 2022, Planning and Zoning Commission Regular Meeting.

4. Regular Agenda.

4.1 Conduct a Public Hearing and consider a request to establish a Planned Development with a base zoning district of Corridor Commercial, and to adopt Development Regulations, Concept Plan, Zoning Exhibit, Landscape Plan, and Building Elevations, to allow "Mini-Warehouse" and "Office Showroom/Warehouse" uses by right for 6.673 acres located in the L.K Peques Survey, Abstract No. 702, and F.C Wilmeth Survey, Abstract No. 999, generally located northeast of US Highway 75 and Curtis Lane. (ZN-092322-0018) [Montfort Capital]

4.2 Conduct a Public Hearing and consider a request to establish a Planned Development with a base zoning district of Corridor Commercial, and to adopt Development Regulations, Concept Plan, Zoning Exhibit, and Building Elevations, to allow "Warehouse/Distribution" uses by right relating to the use and development of 12.785± acres located in the H. Seaborn and R. Clements Survey, Abstract No. 879, generally located south of State Highway 121 and approximately 600 feet west of Watters Road. (ZN-091622-0016) [TX-121 Commerce Center]

5. Executive Session. (As needed)

As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

6. Adjournment.

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