



AGENDA

Planning and Zoning Commission Meeting

September 14, 2023 | 6:30 PM

Council Chambers

City Hall | 665 Country Club Road, Lucas, Texas

Notice is hereby given that a meeting of the City of Lucas Planning and Zoning Commission will be held on September 14, 2023, at 6:30 pm at Lucas City Hall, 665 Country Club Road, Lucas, Texas 75002-7651, at which time the following agenda will be discussed. As authorized by Section 551.071 of the Texas Government Code, the Planning and Zoning Commission may convene into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any item on the agenda at any time during the meeting.

If you would like to watch the meeting live, you may go to the City's live streaming link at <https://www.lucastexas.us/departments/public-meetings/>.

How to Provide Input at a Meeting:

Speak In Person: Request to Speak forms will be available at the meeting. Please fill out the form and give to the Assistant City Manager prior to the start of the meeting. This form will also allow a place for comments.

Submit Written Comments: If you are unable to attend a meeting and would like to submit written comments regarding a specific agenda item, email Kent Souriyasak, Assistant City Manager at kent@lucastexas.us no later than 3:30 pm the day of the meeting. The email must contain the person's name, address, phone number, and the agenda item(s) for which comments will be made. Any requests received after 3:30 pm will not be included at the meeting.

Call to Order

- Determination of Quorum
- Reminder to turn off or silence cell phones
- Pledge of Allegiance

Consent Agenda

All items listed under the consent agenda are considered routine and are recommended to the Planning and Zoning Commission for a single vote approval. If discussion is desired, an item may be removed from the consent agenda for a separate vote.

1. Consent Agenda:

- A. Approval of the minutes of the August 10, 2023 Planning and Zoning Commission meeting.

Regular Agenda

2. Conduct a Public Hearing and consider a Specific Use Permit (SUP) application filed by Aaron Aldape to permit an accessory dwelling unit with more than 600 square feet of habitable space at 121 Estelle Lane, Lucas, Texas, and being more particularly described as Lot 8, Block C of the Huntwick Addition.

- A. Presentation by Development Services Director Joe Hilbourn
 - B. Conduct public hearing
 - C. Take action on Specific Use Permit request
(Development Services Director Joe Hilbourn)
- 3. Consider approving the request by Michelle Tilotta with LJA Engineering on behalf of Collin County Water Control Improvement District Number 3 for a replat on a parcel of land being 6.685 acres out of the Orpha Shelby Survey, Abstract Number 799 in the City of Lucas Extraterritorial Jurisdiction (ETJ), Collin County, Texas, more commonly known as Inspiration Phase 7A Lot 1XR and 2XR, Block 2. (Development Services Director Joe Hilbourn)
 - 4. Receive a presentation regarding the City of Lucas Geographic Information Systems (GIS) Web Map Portal. (Capital Improvements Project Manager Patrick Hubbard)
 - 5. Consider approving the 2023 Comprehensive Capital Improvement Plan. (Capital Improvements Project Manager Patrick Hubbard)
 - 6. Discuss updating the City of Lucas Code of Ordinances, Chapter 14 titled “Zoning”. (Development Services Director Joe Hilbourn)
 - 7. Discuss Planning and Zoning Commission meeting logistics and attendance. (Chairman Tommy Tolson)

Executive Agenda

As authorized by Section 551.071 of the Texas Government Code, the Planning and Zoning Commission may convene into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney regarding any item on the agenda at any time during the meeting. This meeting is closed to the public as provided in the Texas Government Code.

- 8. Executive Session: There is not an executive session scheduled for this meeting.

Adjournment

- 9. Adjournment.

Certification

I do hereby certify that the above notice was posted in accordance with the Texas Open Meetings Act on the bulletin board at Lucas City Hall, 665 Country Club Road, Lucas, Texas 75002 and on the City's website at www.lucastexas.us on or before 5:00 p.m. on September 8, 2023.

Kent Souriyasak, Assistant City Manager

In compliance with the American with Disabilities Act, the City of Lucas will provide for reasonable accommodations for persons attending public meetings at City Hall. Requests for accommodations or interpretive services should be directed to Assistant City Manager Kent Souriyasak at 972-912-1213 or by email at kent@lucastexas.us at least 48 hours prior to the meeting.