

**Minutes**

**The City of Princeton**

**Planning & Zoning Commission Special Meeting**

**Of January 17, 2023**

The Planning & Zoning Commission of the City of Princeton, Texas, met in special session Tuesday, January 17, 2023 at 6:00pm at the Council Chamber in Princeton Municipal Center, 2000 East Princeton Drive.

The following P&Z Commissioners were present: Chairperson Sutton, Vice Chairperson Campbell, Commissioner Bellon, and Commissioner Forsythe. The following Staff Member was present: Craig Fisher.

Chairperson **Sutton** led the audience in the Pledge of Allegiance.

Chairperson **Sutton** called roll: Chairperson Sutton, Vice Chairperson Campbell, Commissioner Bellon, and Commissioner Forsythe were present. **Chairperson Sutton stated that a quorum was present.**

Chairperson **Sutton** announced **PUBLIC APPEARANCE: None.**

Chairperson **Sutton** announced the **Consent Agenda Item:**  
Possible approval of the Princeton Planning & Zoning Regular Meeting Minutes of December 19, 2022, and FP20212159 – Final Plat for Lake Meadows Phase 2.  
**Commissioner Forsythe made a motion to approve the consent agenda items and Commissioner Bellon seconded the motion. The motion carried unanimously.**

**Chairperson Sutton announced the Regular Agenda Item – FP20190413 – Final Plat – Whitewing Trails Phase 2B - Discussion and possible action and recommendation to City Council regarding a request from MM Princeton 854, LLC for final plat approval for a property being a 54.29 acre tract of land in the David Cherry Survey, Abstract No. 166, City of Princeton, Collin County, Texas. Vice Chairperson Campbell made a motion for denial per Princeton Municipal Code, Chapter 35, Article IV, Sec. 35-37(e): Public improvements have not been completed within the time period specified by the City, therefore the land study and/or preliminary plat approval are deemed to have expired and the final plat cannot be accepted for filing for purposes of the consideration and action, and Commissioner Bellon seconded the motion. The motion carried unanimously.**

**Chairperson Sutton announced the Regular Agenda Item – FP20190413 – Final Plat – Whitewing Trails Phase 2C - Discussion and possible action and recommendation to City Council regarding a request from MM Princeton 854, LLC for final plat approval for a property being a 54.29 acre tract of land in the David Cherry Survey, Abstract No. 166, City of Princeton, Collin County, Texas. Commissioner Bellon made a motion for denial per Princeton Municipal Code, Chapter 35, Article IV, Sec. 35-37(e): Public improvements have not been completed within the time period specified by the City, therefore the land study and/or preliminary plat approval are deemed to have expired and the final plat cannot be accepted for filing for purposes of the consideration and action, and Commissioner Forsythe seconded the motion. The motion carried unanimously.**

**Chairperson Sutton announced the Regular Agenda Item – PL20230019 – Preliminary Plat– Discussion and possible action and recommendation to the City Council regarding a request from Kalterra Capital Partners, LLC for preliminary plat approval for a property being a 23.33 acre tract of land in the David Cherry Survey, Abstract No. 166, City of Princeton, Collin County, Texas. Vice Chairperson Campbell made a motion for approval, and Commissioner Bellon seconded the motion. The motion carried unanimously.**

Chairperson Sutton announced Information:

1. Next Meeting: Tuesday, February 21, 2023 @ 6:00 PM.
2. Consider a request for items to be placed on a future agenda and NOT for discussion of these requests at this time: **None**
3. Update on ongoing projects. Commissioner Bellon requested information regarding

**Vice Chairperson Campbell motioned to adjourn the meeting. Commissioner Bellon seconded the motion. The motion carried unanimously.**

Chairperson Sutton adjourned at 6:16 pm

  
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Kyle Sutton, Chairperson

2-21-23  
\_\_\_\_\_  
Date

ATTEST:

*CWF*

FEB. 22, 2023

Craig Fisher, Planning Manager, Development Services

Date