



NOTICE OF MEETING PLANNING & ZONING COMMISSION

Thursday, September 14, 2021 – 6:00 PM
Royse City Police and Courts Building
100 W. Main St. Royse City, Texas, 75189

The City of Royse City reserves the right to realign order of agenda at any time prior to adjournment.

If during the course of the meeting covered by this notice, the Planning and Zoning Commission should determine that a closed or executive meeting or session of the Advisory Board or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meeting Act, Texas government Code §551.001 et seq. (the "Act"), will be held by the Advisory Board at the date, hour and place given in this notice or as soon after the commencement of the meeting covered by this notice as the Advisory Board may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and all purposes permitted by the Act, including, but not limited to the following sanctions and purposes:

Texas Government Code Section

§551.071 – Private consultation with the attorney for the City of Royse City

§551.072 – Discussing purchase, exchange, lease or value of real property

§551.074 – Discussing personnel or to hear complaints against personnel

§551.073 – Discussing gifts and donations

§551.087 – Discussing economic development negotiations

Request that all cell phones and pagers be turned off or set to vibrate. Members of the audience are requested to step outside the meeting room to respond to a page or to conduct a phone conversation.

1. CALL TO ORDER

Announce quorum is present.

2. INVOCATION

3. PUBLIC HEARING

1. Regarding an amendment to the Planned Development design regulations for the existing development known as Ridge Park Estates situated in the James Roads Survey, Abstract A0872, Tract 5, 24.25 Acres, and the James Roads Survey, Abstract A0872, Tract 6, 37.531 acres, and the James Roads Survey, Abstract A0872, Tract 6-1, 37.531 Acres, Royse City, Hunt County, Texas, and any matters related thereto.

4. BUSINESS

1. Consideration and action regarding an amendment to the Planned Development design regulations for the existing development known as Ridge Park Estates situated in the James Roads Survey, Abstract A0872, Tract 5, 24.25 Acres, and the James Roads Survey, Abstract A0872, Tract 6, 37.531 acres, and the James Roads Survey, Abstract A0872, Tract 6-1, 37.531 Acres, Royse City, Hunt County, Texas, and any matters related thereto.

2. Consideration and action regarding a preliminary plat for Verandah 3A-1, situated in the J.W. Beckton Survey, abstract no. 91, consisting of 22.896 acres, Verandah Municipal Utility District, Hunt County, Texas and any matters related thereto.
3. Consideration and action regarding a preliminary plat for Verandah 7, situated in the J.W. Beckton Survey, abstract no. 91 and Joseph Prewett Survey, abstract no. 851, consisting of 40.195 acres, Verandah Municipal Utility District, Hunt County, Texas and any matters related thereto.
4. Consideration and Action for a Preliminary Plat for Creekside Phase 2A, consisting 44.61 acres, situated in the John Davis Survey, Abstract A0244, Royse City, Collin County, Texas, and any matters related thereto.

E. ADJOURN

CERTIFICATION

I, the undersigned authority, do hereby certify that this Public Meeting Notice was posted on the outside bulletin board, at the front entrance of City Hall of the City of Royse City, Texas, a place convenient and readily accessible to the general public at all times, and said Notice was posted on the following date and time:

Posted Thursday, September 9, 2021, by 5:00 p.m. and remained so posted at least 72 hours before said meeting was convened.

Aaron Zilz, Planner -Development Services

NOTICE OF ASSISTANCE AT PUBLIC MEETINGS

Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as Interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at (972) 524-4825 or by FAX (972) 635-2434. BRAILLE IS NOT AVAILABLE.