



# NOTICE OF MEETING

## PLANNING & ZONING COMMISSION

**Thursday, March 3, 2022 - 6:00 PM**

Police and Courts Building, 100 West Main Street  
Royse City Texas

*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 City Council should determine that a closed or executive meeting or session of the City Council 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 City Council 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 City Council 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 sections 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

§551.073 – Discussing gifts and donations

§551.074 – Discussing personnel matters

§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 proto respond to a page or to conduct a phone conversation.

### **A. CALL TO ORDER**

Announce the presence of a quorum.

### **B. INVOCATION**

### **C. PUBLIC HEARING**

1. Public hearing regarding an amendment to the Zoning Ordinance Section 3-1 to allow for a Tattoo Parlor/Body Piercing Studio and any matters related thereto.

### **D. BUSINESS**

1. Consideration and action regarding an amendment to the Zoning Ordinance Section 3-1 to allow for a Tattoo Parlor/Body Piercing Studio and any matters related thereto.
2. Consideration and action regarding a Final Plat for Creekside Phase 1B being 33.637 acres, situated in the John David Survey Abstract A0244, City of Royse City, Collin County, Texas, and any matters related thereto.
3. Consideration and action regarding a Final Plat for Verandah Phase 6, being 44.431 acres, situated in the John W. Becton Survey, Abstract No. 91, Royse City Extraterritorial Jurisdiction, Verandah Municipal Utility District, Hunt County, Texas and any matters related thereto.
4. Consideration and action regarding a Final Plat for Whiteside Village being 49.643 acres, situated in the William Love Survey, Abstract No. 135 and the William D. Burnett Survey, Abstract No. 36, City of Royse City, Rockwall County, Texas and

any matters related thereto.

5. Consideration and action regarding a Final Plat for the Rolling Ridge Addition, being 35.732 acres situated in the William Ward Survey, A-949, Royse City Extraterritorial Jurisdiction, Colling County, Texas, and any matters related thereto.
6. Consideration and action regarding a Final Plat for the Mott Addition being 5.90 acres, situated in the H. Chinoworth Survey, Abstract No. 205, Royse City Extraterritorial Jurisdiction, Hunt County, Texas, and any matters related thereto.
7. Development Services Update from the City Planner and City Engineer for ongoing projects throughout the City and its ETJ.

**E. MINUTES**

1. Consideration and action regarding the regular meeting minutes for October 7, 2021 and any matters related thereto.
2. Consideration and action regarding the regular meeting minutes for December 2, 2021 and any matters related thereto.
3. Consideration and action regarding the regular meeting minutes for January 6, 2022 and any matters related thereto.

**F. ADJOURN**

**CERTIFICATION**

I 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 February 28, 2022**, by 5:00 pm and remained so posted at least 72 hours before said meeting was convened.

Aaron Zilz, Lead 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:**

**City Secretary's Office at (972) 524-4825 or by FAX (972) 635-2434. BRAILLE IS NOT AVAILABLE.**