

AGENDA



PLANNING AND ZONING COMMISSION

Monday, June 3, 2024 @ 6:00 PM

**Council Chambers at the City of Anna Municipal Complex,
located at 120 W 7th Street, Anna, TX 75409**

The Planning & Zoning Commission of the City of Anna will meet on 06/03/2024 at 6:00 p.m. in the Council Chambers at the City of Anna Municipal Complex, to consider the following items.

If you wish to speak on an Open Session agenda item, please fill out the Speaker Registration Form and turn it in to city staff before the meeting starts.

1. **Call to Order, Roll Call, and Establishment of Quorum.**
2. **Invocation and Pledge of Allegiance.**
3. **Neighbor Comments:** At this time, any person may address the Planning & Zoning Commission regarding an item on this meeting Agenda that is not scheduled for public hearing. Also, at this time, any person may address the Commission regarding an item that is not on this meeting Agenda. Each person will be allowed up to three (3) minutes to speak. No discussion or action may be taken at this meeting on items not listed on this Agenda, other than to make statements of specific factual information in response to a neighbor's inquiry or to recite existing policy in response to the inquiry.
4. Location Map

Consent Items

5. Approve Minutes of the April 1, 2024 & May 6, 2024, Planning & Zoning Commission Meeting
6. Approve a Resolution regarding the Anna Ranch, Phase 3, Site Plan. Applicant: Harlan Properties
7. Approve a Resolution regarding the Anna Storage Addition, Block A, Lot 1R & 2, Replat. Applicant: A-Affordable Boat, RV & Mini Storage-Anna LLC
8. Approve a Resolution regarding the Anna Town Square Addition, Block A, Lot 2R, Final Plat. Applicant: Grand at Anna II Owner, LLC
9. Approve a Resolution regarding the Pine Woods Estates, Preliminary Plat. Applicant: Stephen Linville
10. Approve a Resolution regarding the Hurricane Creek Townhomes, Revised Preliminary Plat. Applicant: Travis Biber

Items for Individual Consideration

11. Consider/Discuss/Action regarding the Family Time Away Place, Final Plat. Applicant: Family Time Away, LLC
12. Conduct a Public Hearing/Consider/Discuss/Action on a request to amend the Future Land Use Designation Place Type in the Future Land Use Plan of the Anna 2050 Comprehensive Plan, annex and zone 2.5± acres and rezone 20.5± acres located on North Powell Parkway from SF-E Single-Family Residential - Large Lot to Multi-Family (MF) & Regional Commercial (C-2). Applicant: Anna Pkwy Development LLC
13. Consider/Discuss/Action regarding the Anna 23, Concept Plan. Applicant: Anna Pkwy Development LLC
14. Conduct a Public Hearing/Consider/Discuss/Action on a request to rezone 28± acres from SF-E Single Family Residential- Large Lot to Regional Commercial (C-2). Located at the southeast corner of Rosamond Parkway and U.S. Highway 75. Applicant: MJLA Adams LTD & Anna 18, LLC
15. Conduct a Public Hearing/Consider/Discuss/Action on a request to amend an existing Planned Development (Ord. No. 797-2018) on 5± acres located at the northwest corner of Rosamond Parkway and N. Powell Parkway to allow a self-storage (mini-warehouse) and child-care center/nursery school, kindergarten by right. Applicant: Britton Church, Rosamond Powell Investment, LLC
16. Consider/Discuss/Action regarding the Shadowbend Commercial, Concept Plan. Applicant: Britton Church, Rosamond Powell Investment, LLC
17. Conduct a Public Hearing/Consider/Discuss/Action on a request to rezone 0.22± acres located at the southwest corner of W. 4th Street & S. Powell Parkway from Local Commercial (C-1) District within the Thoroughfare (THOR) Overlay District to Downtown Core (DT/CE). Applicant : Meltex, Inc.
18. Consider/Discuss/Action regarding the A.L. Geer Addition, Block A, Lot 1R, Replat . Applicant: Meltex, Inc.

Future Agenda Items

19. Work Program

Adjourn

This is to certify that I, Lauren Mecke, Planning Manager, verify that this agenda was posted on the City's website (www.annatexas.gov) and at the Anna Municipal Complex bulletin board at or before 6:00 PM 06/03/2024.



Lauren Mecke
Planning Manager