



City of Coppel, Texas

255 E. Parkway Boulevard
Coppel, Texas
75019-9478

Meeting Agenda Planning & Zoning Commission

Thursday, May 16, 2024

6:00 PM

255 Parkway Blvd.

Edmund Haas
(Chair)

Glenn Portman
(Vice Chair)

Cindy Bishop

Sue Blankenship

Freddie Guerra

Kent Hafemann

Ed Maurer

Notice is hereby given that the Planning and Zoning Commission of the City of Coppel, Texas, will meet on Thursday, May 16, 2024, in Regular Called Session at 6:00 p.m. for Work Session, and Regular Session at 6:30 p.m., at Town Center, 255 Parkway Boulevard, Coppel, Texas.

As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

The City of Coppel reserves the right to reconvene, recess or realign the Work Session, or called Executive Session, or order of business, at any time prior to adjournment.

As authorized by Section 551.127, of the Texas Government Code, one or more commissioners or employees may attend this meeting remotely using videoconferencing technology.

The purpose of this meeting is to consider the following items:

Regular Session (Open to the Public)

1. Call to order
2. Work Session (Open to the Public)

Regular Session (Open to the Public)

3. Citizens Appearance

Provide an opportunity for citizens to address the Planning and Zoning Commission on any matter. Anyone wishing to address the commission should register prior to the start of the meeting. There is a two (2) minute time limit for each citizen to speak however, additional time may be granted by the commissioners.

The Planning and Zoning Commission is not permitted to take action on any subject raised by a speaker during Citizens' Appearance.

4. Consider approval of the April 18, 2024, Planning and Zoning Commission meeting minutes.

Attachments: [April 18, 2024, Planning & Zoning Meeting Minutes.pdf](#)

5. PUBLIC HEARING:

Consider approval of PD-297R2-LI, Welbilt, a zoning change request from PD-297R-LI (Planned Development- 297 Revised- Light Industrial) to PD-297R2-LI (Planned Development- 297 Revision 2- Light Industrial), to approve a new Detail Site Plan to add a canopy structure with an attached sign within the required front yard setback and to add a monument sign, a canopy at the northern entry, emergency generators and security fencing for an office warehouse building, on 9.01 acres of property, located at 1010 W. Sandy Lake Rd., at the request of Welbilt, Inc., being represented by Half Associates, Inc.

STAFF REP: Matt Steer

Attachments: [Staff Report.pdf](#)

[Site Plan.pdf](#)

[Landscape Plan.pdf](#)

[Monument Sign Details.pdf](#)

[Elevations.pdf](#)

[Renderings.pdf](#)

[Color Board.pdf](#)

6. Update on City Council

7. Adjournment

The City of Coppell acknowledges its responsibility to comply with the Americans With Disabilities Act of 1990. Thus, in order to assist individuals with disabilities who require special services (i.e. sign interpretative services, alternative audio/visual devices, and amanuenses) for participation in or access to the City of Coppell sponsored public programs, services and/or meetings, the city requests that individuals make requests for these services seventy-two (72) hours – three (3) business days ahead of the scheduled program, service, and/or meeting. To make arrangements, contact Kori Allen, ADA Coordinator, or other designated official at (972) 462-0022, or (TDD 1-800-RELAY, TX 1-800-735-2989).

I certify that the above Notice of Meeting was posted on the bulletin board at the City Hall of the City of Coppell, Texas on this 10th day of May, 2024, at _____.

Kami McGee, Board Secretary