



CENTERTON PLANNING COMMISSION

April 16, 2024 @ 6:00 PM

AGENDA

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Public comment period after the introduction of each agenda item

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **APPROVAL OF MINUTES –**
 - A. Planning Minutes – 04/02/2024
4. **RATIFICATION OF ADMINISTRATIVE APPROVALS**
5. **OLD BUSINESS**
 - A. **{TABLED 04/02/2024} PUD23-04 MODLUXE TOWNHOMES- Proposed Townhomes- 578 Womack Rd (Zoned A-1 / 4.85 Ac/ 48 Dwelling Units) Owner: Modlux, LLC; Engr/Repr: Civil Engineering, Inc., Ron Homeyer (Planner: KKnight)**
6. **NEW BUSINESS**
 - A. **TS24-02 DECKER - Seba Rd. PID# 18-09998-002 (County/ Parent Tract: 7.55 ac/ Tract 1: 2.54 ac/ Tract 2: 2.5 ac/ Tract 3: 2.5 ac) Owner: Decker Quality Construction, LLC; Surveyor: Jim Ramsey (Planner: ENystrom)**
 - **Items for discussion and decision**
 - **ROW Easement Dedication**
 - **Stem lot vs shared access easement**
 - B. **SUB23-14 SOTO SUBDIVISION - Preliminary Plat & Plans – 8525 & 8545 Bates Ln. (Zoned R3-SF/ 3.33 Ac/ 13 SF Dwelling Units) Owner: Eduardo Rivera; Engr: Gavin R Smith Engineering, Jason Young (Planner: ENystrom)**
 - **Preliminary Plans**
 - **Adjacent Street Agreement**
7. **OTHER BUSINESS**
8. **ANNOUNCEMENTS**
 - A. **Next Council Meeting: 05/14/2024 @ 6:00 PM**
 - B. **Next PC Meeting: 05/07/2024 @ 6:00 PM**
 - C. **Next Tech Review Meeting: 4/18/2024 @ 2:00 PM (Zoom)**
9. **ADJOURN**

NOTE: Although every effort on the part of the Planning Dept. is made to assure every Agenda is accurate and precise, periodically, for unforeseen circumstances out of our control, items and/or public hearings appearing on this agenda may become withdrawn, request to be tabled/moved to the next agenda, or subject to change with little to no notice. Citizens are encouraged to call City Hall/Planning Dept. (479-795-2750-option 4) to verify if an item of interest remains scheduled to be heard on this date.