



**MINUTES**  
**Prosper Town Council & Planning and Zoning**  
**Commission Joint Work Session**  
Prosper Town Hall – Council Chambers  
250 W. First Street, Prosper, Texas  
Tuesday, September 17, 2024

**Town Council Call to Order/Roll Call.**

Mayor Bristol called the meeting to order at 5:02 p.m.

**Council Members Present:**

Mayor David F. Bristol  
Deputy Mayor Pro-Tem Amy Bartley  
Councilmember Craig Andres  
Councilmember Chris Kern  
Councilmember Jeff Hodges  
Councilmember Cameron Reeves

**Council Members Absent:**

Mayor Pro-Tem Marcus E. Ray

**Planning and Zoning Commission Call to Order/Roll Call.**

Chair Daniel called the meeting to order at 5:03 p.m.

**Planning and Zoning Commission Members Present:**

Chair Brandon Daniel  
Vice-Chair Damon Jackson  
Commissioner Sekou Harris  
Commissioner John Hamilton  
Commissioner Josh Carson  
Commissioner Glen Blanscet

**Staff Members Present:**

Mario Canizares, Town Manager  
Terry Welch, Town Attorney  
Robyn Battle, Executive Director  
Mary Ann Moon, EDC Executive Director  
Michelle Lewis Sirianni, Town Secretary  
David Hoover, Development Services Director  
Suzanne Porter, Planning Manager  
Dakari Hill, Senior Planner  
Trey Ramon, Planning Technician

**Items for Individual Consideration:**

1. Discussion of a proposal to modify the Gates of Prosper Planned Development (PD-67), located west of Preston Road between US 380 (University Drive) and First Street. (DH)

Mr. Canizares introduced the item.

Scott Shipp, Director of Engineering for Blue Star Land presented a history of land purchases and locations of each within the Town. Mr. Shipp indicated they are

requesting feedback from the Commission and Town Council regarding a proposed fourth amendment, which includes two changes within Planned Development 67 (Gates of Prosper). The first proposed amendment within Subdistrict 2 is for an additional 600 multi-family units to be completed in two phases. The second proposed amendment within Subdistrict 3 is for an additional 150 single-family units. This subdistrict already includes 150 townhomes.

The Town Council and Commission Members discussed each Subdistrict and the impact the proposed changes may have with the addition of the multi-family units regarding the increased density, the size of the residential lots in Subdistrict 3, and the placement of the townhomes. It was noted that the Town Council and Commission Members are looking at the developing area holistically for future impact and best uses for buildout.

2. Discussion regarding mixed-use developments within the Town of Prosper. (DH)

No further comments or discussions took place on this item.

**Adjourn.**

The meeting was adjourned at 6:28 p.m.

These minutes were approved on the 24<sup>th</sup> day of September 2024.

**APPROVED:**

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**David F. Bristol, Mayor**

**ATTEST:**

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**Michelle Lewis Sirianni, Town Secretary**