



**PLANNING AND ZONING COMMISSION
MANCHESTER POLICE HEADQUARTERS
200 HIGHLANDS BOULEVARD**

**PUBLIC MEETING AGENDA
Monday, March 25, 2019 at 7:00 p.m.**

1. **Call to Order**
 2. **Roll Call**
 3. **Approval of Minutes**
 - A. Approval of the Minutes of the March 11, 2019 Regular Meeting
 4. **Approval of Agenda**
 5. **Old Business**
 - A. **19-SP-005** Sean Flower, on behalf of Flower and Fendler, Inc., owner, is seeking approval of a Site Plan to construct a new single family home to be located at 735 Andrew Ryan Way, in The Bend at Sulphur Spring Subdivision, zoned R-4 Residential.
 6. **New Business**
 - B. **19-TXT-004** City Staff proposes a Zoning Text Amendment to sections of Article V of Chapter 405 of the Zoning Regulations of the City of Manchester regarding District Regulations. The proposed changes will allow bookstores as a Permitted Use rather than a Special Use in the Section 405.240 "C-1" Commercial Zoning District, Section 405.250 "C-2" Commercial Zoning District, Section 405.260 "PCD" Planned Commercial District and Section 405.285 "PBD" Planned Business Development District.
 7. **Planning and Zoning Director 's Report**
 8. **Ex-Officio's Report**
 9. **Mayoral Report**
 10. **Comments from the Planning and Zoning Commission**
 11. **Adjournment**
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