

**ITEMS TENTATIVELY SCHEDULED FOR THE  
PLANNING & ZONING COMMISSION MEETING  
OF MONDAY, August 5, 2002**

**Submitted for Review on July 11, 2002**

**PRELIMINARY PLAT** (Items for 1st Review)

1. Preliminary Plat - 72/Coit Center Right-of-Way Dedication - A right-of-way dedication on 2.0± acres between Mapleshade Lane and S.H. 190, 1,520± feet east of Coit Road. Zoned Corridor Commercial and Light Industrial-1. The University of Texas System Real Estate Office (512-499-4380) (Christina Day) (Project #5005-3)

**PLATS** (Items for 1st Review)

1. Conveyance Plat - 72/Coit Center, Block A, Lot 1 - A conveyance lot on 43.9± acres on the northeast corner of Coit Road and Mapleshade Lane. Zoned Corridor Commercial. Coit 190 Texas Limited Partnership (972-669-9955) (Christina Day) (Project #5005-3)
2. Final Plat - 60/McCollum Addition, Block 1, Lot 1R - An auto parts sales building on one lot on 0.9± acre on the northeast corner of K Avenue and 19th Street. Zoned Retail. Hi-Lo Auto Supply (417-862-3333) (Carrie Lee) (Project #5175)
3. Final Plat - 24/Timber Brook Farms Phase II - 143 single-family lots on 40.0± acres on the southeast corner of Chaparral Road and Marble Canyon Drive. Zoned Single-Family-7. JMBF United, Inc. (972-404-8004) (Charles Lee) (Project #5179-1)
4. Replat - 24/Timber Brook Farms Phase I, Block A, Lots 1R-6R & Lot 13R - Seven single-family residential lots on 2.5± acres on the southwest corner of Chaparral Road and Marble Canyon Drive. Zoned Single-Family-7. JMBF United, Inc. (972-404-8004) (Charles Lee) (Project #5179)

**PRELIMINARY SITE PLANS** (Items for 1st Review)

1. Preliminary Site Plan - 55/NTTA Maintenance Facility Addition - A service yard for a governmental entity (NTTA) on one lot on 7.9± acres on the southeast corner of Ohio Drive and Tradition Trail. Zoned Light Industrial-1. North Texas Tollway Authority (972-461-2025) (Charles Lee) (Project #5296)
2. Preliminary Site Plan - 47/Central Center Shopping Center, Block A, Lot 2 - A major automotive repair shop and restaurant with drive-thru on two lots on 3.2± acres on the west side of U.S. Highway 75, 500± feet north of Enterprise Drive. Zoned Corridor Commercial with Specific Use Permit No. 172 for Outdoor Commercial Amusement. The Brytar Companies (214-360-1711) (Carrie Lee) (Project #4917-2)

## **SITE PLANS** (Items for 1st Review)

1. Site Plan, Preliminary Plat, & Conveyance Plat - 3/Custer/121 Addition, Block 1, Lot 7 - A garden center on one lot on 6.7± acres on the southeast corner of S.H. 121 and Kathryn Lane. Zoned Regional Commercial. Custer 121, Ltd. (214-224-4624) (Carrie Lee) (Project #4452-1)
2. Revised Site Plan - 16/Ameriplan, Block A, Lot 1 - An office-warehouse building on one lot on 6.1± acres on the southwest corner of Democracy Drive and Parkwood Boulevard. Zoned Commercial Employment. Sandler Southwest Corp. (972-381-2700) (Carrie Lee) (Project #5058)
3. Revised Site Plan - 69/Flextronics Addition, Phase I, Block A, Lots 2 & 3 - Three office/warehouse buildings on two lots on 42.1± acres on the southeast corner of Plano Parkway and Shiloh Road. Zoned Research Technology. Flextronics International (214-570-5054) (Carrie Lee) (Project #5063)
4. Site Plan - 71/Coit Crossing Addition, Block 1, Lot 7 - A restaurant with a drive-thru on one lot on 1.0± acres, west of Coit Road, 155± feet north of Mapleshade Lane. Zoned Regional Commercial. Crow-Billingsley Ltd. #10 (214-754-0800) (Charles Lee) (Project #5101-3)
5. Site Plan - 71/Coit Crossing Addition, Block 1, Lot 4 - A restaurant with a drive-thru on one lot on 1.1± acres, west of Coit Road, 520± feet north of Mapleshade Lane. Zoned Regional Commercial. Crow-Billingsley Ltd. #10 (214-754-0800) (Charles Lee) (Project #5101-4)
6. Site Plan & Replat - 67/Swift Concrete Addition, Block A, Lot 1 - A proposed office/warehouse development on one lot, on 0.7± acre north of Capital Avenue, 340± feet west of N Avenue. Zoned Light Industrial-1. Jim Savoy (972-633-1255) (Charles Lee) (Project #5297)

## **ZONING CASE FOR PLANNING & ZONING COMMISSION MEETING OF MONDAY, AUGUST 5, 2002**

1. Zoning Case 2002-27 - A request to rezone 5.0± acres on the south side of Los Rios Boulevard, 250± feet east of Flintstone Drive, from Planned Development-320-Employment District to Single-Family-20. Zoned Planned Development-Employment District-320-Employment District. Neighborhood #50. John W. Jolly (972-470-9301) (Charles Lee)
2. Zoning Case 2002-33 - A request to amend the zoning ordinance to increase the maximum lot coverage requirements in zoning districts for mini-warehouse/public storage. City of Plano (Carrie Lee)

**ZONING CASE FOR PLANNING & ZONING COMMISSION MEETING OF MONDAY,  
AUGUST 19, 2002**

1. Zoning Case 2002-34 - A request for a Specific Use Permit for a Commercial Antenna Support Structure on one lot on 38.2± acres on the southwest corner Legacy Drive and Communication Parkway. Zoned Commercial Employment. Neighborhood #15. Ericsson (972-583-0000) (Carrie Lee)
2. Zoning Case 2002-35 - A request for a Specific Use Permit for a Day Care Center on one lot on 1.7± acres on the west side of Custer Road, 800± feet north of Parker Road. Zoned Planned Development-90-Retail. Neighborhood #34. Metro Family Church (972-867-3000) (Carrie Lee)

**FACADE PLANS** (Items for 1st Review)

1. Facade Plan - 3/Custer/121 Addition, Block 1, Lot 7 - A garden center on one lot on 6.7± acres on the southeast corner of S.H. 121 and Kathryn Lane. Zoned Regional Commercial. Custer 121, Ltd. (214-224-4624) (Brad Roberts)
2. Facade Plan - 71/Coit Crossing Addition, Block 1, Lot 7 - A restaurant with a drive-thru on one lot on 1.0± acres, west of Coit Road, 155± feet north of Mapleshade Lane. Zoned Regional Commercial. Crow-Billingsley Ltd. #10 (214-754-0800) (Renaë Ollie)
3. Facade Plan - 71/Coit Crossing Addition, Block 1, Lot 4 - A restaurant with a drive-thru on one lot on 1.1± acres, west of Coit Road, 520± feet north of Mapleshade Lane. Zoned Regional Commercial. Crow-Billingsley Ltd. #10 (214-754-0800) (Brad Roberts)

**LANDSCAPE PLANS** (Items for 1st Review)

1. Landscape Plan - 3/Custer/121 Addition, Block 1, Lot 7 - A garden center on one lot on 6.7± acres on the southeast corner of S.H. 121 and Kathryn Lane. Zoned Regional Commercial. Custer 121, Ltd. (214-224-4624) (Russell Haas) (Project #4452-1) (Submitted 07/11/02)
2. Revised Landscape Plan - 16/Ameriplan, Block A, Lot 1 - An office-warehouse building on one lot on 6.1± acres on the southwest corner of Democracy Drive and Parkwood Boulevard. Zoned Commercial Employment. Sandler Southwest Corp. (972-381-2700) (Russell Haas) (Project #5058) (Submitted 07/11/02)
3. Landscape Plan - 71/Coit Crossing Addition, Block 1, Lot 7 - A restaurant with a drive-thru on one lot on 1.0± acres, west of Coit Road, 155± feet north of Mapleshade Lane. Zoned Regional Commercial. Crow-Billingsley Ltd. #10 (214-754-0800) (Russell Haas) (Project #5101-3) (Submitted 07/11/02)

4. Landscape Plan - 71/Coit Crossing Addition, Block 1, Lot 4 - A restaurant with a drive-thru on one lot on 1.1± acres, west of Coit Road, 520± feet north of Mapleshade Lane. Zoned Regional Commercial. Crow-Billingsley Ltd. #10 (214-754-0800) (Russell Haas) (Project #5101-4) (Submitted 07/10/02)
5. Landscape Plan - 67/Swift Concrete Addition, Block A, Lot 1 - A proposed office/warehouse development on one lot, on 0.7± acre north of Capital Avenue, 340± feet west of N Avenue. Zoned Light Industrial-1. Jim Savoy (972-633-1255) (Russell Haas) (Project #5297) (Submitted 07/11/02)

**GENERAL TREE SURVEY** (Item for 1st Review)

1. General Tree Survey - 47/Central Center Shopping Center, Block A, Lot 2 - A major automotive repair shop and restaurant with drive-thru on two lots on 3.2± acres on the west side of U.S. Highway 75, 500± feet north of Enterprise Drive. Zoned Corridor Commercial with Specific Use Permit No. 172. The Brytar Companies (214-360-1711) (Russell Haas) (Project #4917-2)

xc: Frank F. Turner, Executive Director  
Phyllis M. Jarrell, Director of Planning  
Tom Elgin, Development Review Manager  
Joseph May, Planning Technician  
Kurt Ugland, Executive Video Producer  
Deborah Stone, Public Information Administrator  
Regina Ryan - via Outlook