

REVISED

**PLANNING & ZONING COMMISSION
PLANO MUNICIPAL CENTER
1520 K AVENUE
March 7, 2011**

ITEM NO.	EXPLANATION	ACTION TAKEN
	<p>6:30 p.m. - Dinner - Planning Conference Room 2E</p> <p>7:00 p.m. - Regular Meeting - Council Chambers</p> <p>The Planning & Zoning Commission may convene into Executive Session pursuant to Section 551.071 of the Texas Government Code to Consult with its attorney regarding posted items in the regular meeting.</p> <p>1 Call to Order/Pledge of Allegiance</p> <p>2 Approval of Agenda as Presented</p> <p>3 Approval of Minutes for the February 21, 2011, Planning & Zoning Commission meeting</p> <p>4 General Discussion: The Planning & Zoning Commission will hear comments of public interest. Time restraints may be directed by the Chair of the Planning & Zoning Commission. Specific factual information, explanation of current policy, or clarification of Planning & Zoning Commission authority may be made in response to an inquiry. Any other discussion or decision must be limited to a proposal to place the item on a future agenda.</p> <p><u>CONSENT AGENDA</u></p> <p>5a BM Preliminary Plat: The Canal on Preston Addition, Block A, Lot 10R - Medical office on 1 lot on 0.5± acre located on the south side of McDermott Road, 1,600± feet east of Preston Road. Zoned Planned Development-20-Mixed Use. Neighborhood #1. Applicant: ANS Ventures, LLC</p>	

<p>5b KP</p>	<p>Final Plat: Sante Chary Addition, Block A, Lot 1 - 1 Planned Development-95-Single-Family Residence-20 lot on 4.6± acres located on the east side of Pecan Lane, 810± feet north of Crabapple Drive. Zoned Planned Development-95-Single-Family Residence-20. Neighborhood #22. Applicant: Sante Chary</p>	
<p>5c EH</p>	<p>Preliminary Site Plan: The Tribeca, Block A, Lot 2 - 240 multifamily units on 1 lot on 8.2± acres located at the southwest corner of McDermott Road and Ohio Drive. Zoned Planned Development-20-Mixed Use. Neighborhood #1. Applicant: The Encore Apartments, LLC</p>	
<p><u>END OF CONSENT AGENDA</u></p>		
<p><u>PUBLIC HEARINGS</u></p>		
<p>6 BM</p>	<p>Public Hearing: Zoning Case 2010-22 - Request to amend Subsection 3.1107 (Schedule of Off-Street Parking) of Section 3.1100 (Off-Street Parking and Loading) of Article 3 (Supplementary Regulations) and related sections of the Zoning Ordinance pertaining to medical office parking requirements. Tabled 02/21/11. Applicant: City of Plano</p>	
<p>7 EH</p>	<p>Public Hearing: Zoning Case 2011-03 - Request for a Specific Use Permit for Helistop on 9.1± acres located at the southwest corner of Amelia Court and American Drive. Zoned Planned Development-137-General Office. Applicant: HSP of Texas, Inc./Medical Center of Plano</p>	
<p>8 EH</p>	<p>Public Hearing - Replat: Baylor Medical Center at Plano, Block A, Lot 1R - Hospital and medical office on 1 lot on 22.5± acres located at the southeast corner of Allied Drive and Alliance Boulevard. Zoned Planned Development-138-Retail/General Office with Specific Use Permit #164 for Outdoor Commercial Amusement Facility/190 Tollway/Plano Parkway Overlay District. Neighborhood #55. Applicant: Baylor Health Care System</p>	
<p>9 EH</p>	<p>Public Hearing - Preliminary Replat & Revised Site Plan: Collin Creek Phase II Addition, Block B, Lot 2R - Restaurant on 1 lot on 1.2± acres located at the southeast corner of 15th Street and Alma Drive. Zoned Corridor Commercial. Neighborhood #66. Applicant: Raising Cane's Chicken Fingers</p>	

<p>10 KP</p>	<p>Public Hearing - Replat & Revised Site Plan/Concept Plan: AMWC/Coit Road Warehouse Addition, Block 1, Lots 1R & 2 - Data center and restaurant on 2 lots on 7.3± acres located on the west side of Coit Road, 950± feet south of 15th Street. Zoned Light Industrial-1. Neighborhood #55. Applicant: Behringer Harvard 121 Coit LP</p>	
<p>11 SS</p>	<p>Public Hearing: Comprehensive Plan Amendment - Request to amend the Future Land Use Plan map, Thoroughfare Plan map, and Transportation Element of the Comprehensive Plan, and related sections of the plan as it pertains to the designation of future rail stations within the city of Plano. Applicant: City of Plano</p>	
<p><u>END OF PUBLIC HEARINGS</u></p>		
<p>12 PJ</p>	<p>Discussion & Direction: Goals for New Housing and Commercial Space near the Proposed DART Rail Station at 12th Street and K Avenue - Discussion and direction regarding goals for new housing and commercial space near the proposed DART Rail Station at 12th Street and K Avenue. Applicant: City of Plano</p>	
<p>13</p>	<p>Items for Future Discussion - The Planning & Zoning Commission may identify issues or topics that they wish to schedule for discussion at a future meeting.</p> <p>Council Liaisons: Council Members Harry LaRosiliere and André Davidson</p>	

ACCESSIBILITY STATEMENT

Plano Municipal Center is wheelchair accessible. A sloped curb entry is available at the main entrance facing Municipal Avenue, with specially marked parking spaces nearby. Access and special parking are also available on the north side of the building. Requests for sign interpreters or special services must be received forty-eight (48) hours prior to the meeting time by calling the Planning Department at (972) 941-7151.

**CITY OF PLANO
PLANNING & ZONING COMMISSION
PUBLIC HEARING PROCEDURES**

The Planning & Zoning Commission welcomes your thoughts and comments on these agenda items. The Commission does ask, however, that if you wish to speak on an item you:

1. **Fill out a speaker card.** This helps the Commission know how many people wish to speak for or against an item, and helps in recording the minutes of the meeting. **However, even if you do not fill out a card, you may still speak.** Please give the card to the secretary at the right-hand side of the podium before the meeting begins.
2. **Limit your comments to new issues dealing directly with the case or item.** Please try not to repeat the comments of other speakers.
3. **Limit your speaking time so that others may also have a turn.** If you are part of a group or homeowners association, it is best to choose one representative to present the views of your group. The Commission's adopted rules on speaker times are as follows:

- 15 minutes for the applicant - After the public hearing is opened, the Chair of the Planning & Zoning Commission will ask the applicant to speak first.
- 3 minutes each for all other speakers, up to a maximum of 30 minutes. Individual speakers may yield their time to a homeowner association or other group representative, up to a maximum of 15 minutes of speaking time.

If you are a group representative and other speakers have yielded their 3 minutes to you, please present their speaker cards along with yours to the secretary.

- 5 minutes for applicant rebuttal.
- Other time limits may be set by the Chairman.

The Commission values your testimony and appreciates your compliance with these guidelines.

For more information on the items on this agenda, or any other planning, zoning, or transportation issue, please contact the Planning Department at (972) 941-7151.