

PLANNING & ZONING COMMISSION

PLANO MUNICIPAL CENTER

1520 K AVENUE

June 18, 2012

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 June 4, 2012, 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>	
5a BM	<p>Preliminary Plat: Granite Park, Block A, Lot 3 - General office on one lot on 6.6± acres located at the southeast corner of Dallas North Tollway and Granite Parkway. Zoned Central Business-1/Dallas North Tollway Overlay District. Neighborhood #8. Applicant: Tollway/121 Partners, LTD</p>	<p>APPROVED 6-0, NO FURTHER ACTION REQUIRED</p>
5b EH	<p>Preliminary Plat: Headquarters Place Addition, Block A, Lot 1 - General office on one lot on 5.8± acres located at the northeast corner of Headquarters Drive and Bellevue Drive. Zoned Commercial Employment/Preston Road Overlay District. Neighborhood #8. Applicant: MC DFW Property Co., Ltd.</p>	<p>APPROVED 6-0, NO FURTHER ACTION REQUIRED</p>

<p>5c EH</p>	<p>Final Plat: Royal Addition No. 2, Block A, Lot 5 - Restaurant on one lot on 1.2± acres located at the southeast corner of U.S. Highway 75 and Ozark Drive. Zoned Corridor Commercial. Neighborhood #59. Applicant: In-N-Out Burgers</p>	<p>APPROVED 5-0, NO FURTHER ACTION REQUIRED</p>
<p>5d JH</p>	<p>Preliminary Site Plan: White Rock Crossing, Block A, Lot 4 - Day care center on one lot on 0.9± acre located at the southwest corner of McDermott Road and Rasor Boulevard. Zoned Retail. Neighborhood #1. Applicant: Lake's Little Scholars Montessori, LLC</p>	<p>APPROVED 6-0, NO FURTHER ACTION REQUIRED</p>
<p><u>END OF CONSENT AGENDA</u></p>		
<p><u>PUBLIC HEARINGS</u></p>		
<p>6 BM</p>	<p>Public Hearing: Zoning Case 2012-18 - Request for Specific Use Permit for Day Care Center (In-home) on 0.1± acre located on the north side of Oakland Hills Drive, 640± feet west of Norman Drive. Zoned Single-Family Residence-7. Tabled June 4, 2012. Applicant: Connie Cosgrove</p>	<p>APPROVED 4-2, WILL BE FORWARDED TO CC ON 07/23/12</p>
<p>7 JH</p>	<p>Public Hearing - Preliminary Replat & Revised Site Plan: EDS Health & Fitness Center, Block A, Lot 1R - General Office on one lot on 26.5± acres located at the northeast corner of Tennyson Parkway Road and Windcrest Drive. Zoned Commercial Employment. Neighborhood #16. Applicant: Tyler Technologies, Inc.</p>	<p>APPROVED 6-0, NO FURTHER ACTION REQUIRED</p>
<p>8 BM</p>	<p>Public Hearing - Replat & Revised Preliminary Site Plan: Village of Stonebriar, Block A, Lots 3R, 4, & 5 - Two restaurants and a bank on three lots on 4.4± acres located at the southeast corner of State Highway 121 and Parkwood Boulevard. Zoned Commercial Employment/State Highway 121 Overlay District. Neighborhood #8. Applicant: USL Frisco, LLC</p>	<p>APPROVED 6-0, NO FURTHER ACTION REQUIRED</p>
<p>9 EH</p>	<p>Public Hearing - Extension of Approval for Preliminary Replat: Huffines Dodge Addition Block A, Lots 1R & 3R - Long-term care facility and new car dealer on two lots on 16.0± acres located on the southeast corner of Plano Parkway and Ohio Drive and on the north side of Tradition Trail, 470± feet east of Ohio Drive. Zoned Planned Development-426-Retail/General Office with Specific Use Permit #384 for New and Used Car Dealer. Neighborhood #55. Applicant: First Trail Capital Funding LLC, HPPL Limited & Huffines Dodge</p>	<p>APPROVED 6-0, NO FURTHER ACTION REQUIRED</p>
<p><u>END OF PUBLIC HEARINGS</u></p>		
<p>10 EH</p>	<p>Extension of Approval for Site Plan: Huffines Dodge Addition Block A, Lot 3R - Long-term care facility on one lot on 5.6± acres located on the north side of Tradition Trail, 470± feet east of Ohio Drive. Zoned Planned Development-426-Retail/General Office. Neighborhood #55. Applicant: First Trail Capital Funding LLC & HPPL Limited</p>	<p>APPROVED 6-0, NO FURTHER ACTION REQUIRED</p>

<p>11 EH</p>	<p>Request to Call a Public Hearing - A request to call a public hearing to rescind Specific Use Permits for Private Clubs on properties not presently being used for on-premise alcohol sales and for properties where restaurants are now operating with mixed beverage permits. Applicant: City of Plano</p>	<p>APPROVED 6-0, PUBLIC HEARING TO BE CALLED</p>
<p>12 BM</p>	<p>Discussion & Direction: Car Wash Uses - Discussion and direction regarding the zoning districts where car wash uses are allowed by right. Applicant: City of Plano</p>	<p>DISCUSSION HELD</p>
<p>13 PJ</p>	<p>Discussion: Elements and Characteristics of Mixed-Use Development - Discussion regarding elements and characteristics of mixed-use development. Applicant: City of Plano</p>	<p>DISCUSSION HELD</p>
<p>14 EH</p>	<p>Nomination and Election of 2nd Vice Chair - Nomination and Election of 2nd Vice Chair for the Planning & Zoning Commission. Applicant: City of Plano</p>	<p>NOMINATION AND ELECTION HELD</p>
<p>15</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 Member Pat Miner and Council Member Lee Dunlap</p> <p style="text-align: center;">ACCESSIBILITY STATEMENT</p> <p>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.</p>	<p>NO DISCUSSION</p>

**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 45 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.