

PLANNING & ZONING COMMISSION

PLANO MUNICIPAL CENTER

1520 K AVENUE

May 17, 2010

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 May 3, 2010, 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 EH	<p>Preliminary Plat: Hindu Temple of North Texas, Block A, Lot 1 - Religious facility on one lot on 10.0± acres located on the east side of K Avenue, 870± feet south of Pecan Lane. Zoned Light Commercial. Neighborhood #22. Applicant: Hindu Temple of North Texas</p>	<p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p>
5b EH	<p>Revised Preliminary Plat: Legacy Town Center (North), Block A, Lot 8R - Multifamily residences on one lot on 6.6± acres located at the southwest corner of Parkwood Boulevard and Headquarters Drive. Zoned Planned Development-65-Central Business-1/Dallas North Tollway Overlay District. Neighborhood #8. Applicant: Legacy North PT MFA II, L.P. & Legacy North PT MFA III, L.P.</p>	<p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p>

<p>5c BM</p>	<p>Revised Preliminary Site Plan: One-Ninety and Jupiter Addition, Block A, Lot 6 - Religious facility on one lot on 19.6± acres located on the north side of State Highway 190, 1,050± feet east of Jupiter Road. Zoned Light Industrial-1 and Research/Technology Center/190 Tollway/Plano Parkway Overlay District. Neighborhood #68. Applicant: North Dallas Community Bible Fellowship</p> <p><u>END OF CONSENT AGENDA</u></p> <p><u>PUBLIC HEARINGS</u></p>	<p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p>
<p>6A EH</p>	<p>Public Hearing: Zoning Case 2010-02 - Request to rezone 62.3± acres bounded by Bradshaw Drive on the west, Plano's city limit line on the south, extending approximately 2,870± feet east of Bradshaw Drive, and bounded on the north by the Dallas Area Rapid Transit rail line, from Planned Development-202-Research/Technology Center to Single-Family Residence-6 and Single-Family Residence Attached. Applicant: Industrial Developments International</p>	<p>APPROVED 5-3, WILL BE FORWARDED TO CC ON 6/14/10</p>
<p>6B EH</p>	<p>Concept Plan: Parkway Heights, Phases 1 & 2 - 171 Single-Family Residence-6 lots, 59 Single-Family Residence Attached lots, and five open space lots on 62.3± acres bounded by Bradshaw Drive on the west, Plano's city limit line on the south, extending approximately 2,870± feet east of Bradshaw Drive, and bounded on the north by the Dallas Area Rapid Transit rail line. Zoned Planned Development-202-Research/Technology Center. Neighborhood #69. Applicant: Industrial Developments International</p>	<p>APPROVED 5-3, NO FURTHER ACTION REQUIRED</p>
<p>7 EH</p>	<p>Public Hearing - Preliminary Replat, Revised Site Plan, Preliminary Site Plan & Concept Plan: The Dallas Morning News North Plant, Block A, Lots 1R, 2, 3, & 4 - General commercial plant on Lots 1R and 2, convenience store with gas pumps on Lot 3, and future office and restaurant on Lot 4, all on 37.0± acres located at the southeast corner of Coit Road and Plano Parkway. Zoned Light Industrial-1 with Specific Use Permit #319 for Commercial Antenna Support Structure (100 foot)/190 Tollway/Plano Parkway Overlay District. Neighborhood #64. Applicant: The Dallas Morning News, Inc.</p>	<p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p>
<p>8 EH</p>	<p>Public Hearing - Extension of Approval for Preliminary Replat & Site Plan: Huffines Dodge Addition, Block A, Lots 1R & 3R - Long-term care facility and new car dealer on two lots on 16.0± acres located at 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 and Huffines Dodge</p>	<p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p>

<p>9 BM</p>	<p>Public Hearing - Replat: Legacy Town Center (North), Block A, Lot 3R - Multifamily residences on one lot on 2.0± acres located at the northwest corner of Parkwood Boulevard and Hathaway Parkway. Zoned Planned Development-65-Central Business-1/Dallas North Tollway Overlay District. Neighborhood #8. Applicant: Columbus Realty Partners, Ltd.</p>	<p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p>
<p>10 KP</p>	<p>Public Hearing - Preliminary Replat & Revised Site Plan: Park Boulevard Estates West School Site No. 2, Block A, Lot 1R - Public secondary school on one lot on 89.5± acres located at the northeast corner of Park Boulevard and Independence Parkway. Zoned Single-Family Residence-9. Neighborhood #45. Applicant: Plano Independent School District</p>	<p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p>
<p>11 KP</p>	<p>Public Hearing - Preliminary Replat & Revised Site Plan: Pecan Hollow Golf Course Addition, Block A, Lot 1R - Golf course on one lot on 257.9± acres located at the northwest corner of 14th Street and Dublin Road. Zoned Agricultural. Neighborhood #62. Applicant: City of Plano</p>	<p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p>
<p>12 PJ</p>	<p>Request to Call a Public Hearing - Request to call a public hearing to amend the regulations for signage in Planned Development-65-Central Business-1, located at the northeast and southeast corners of the Dallas North Tollway and Legacy Drive. Applicant: Shops at Legacy</p> <p><u>END OF PUBLIC HEARINGS</u></p>	<p>APPROVED 8-0, PUBLIC HEARING WILL BE CALLED</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 Andre Davidson</p>	<p>DISCUSSION HELD</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.