

**PLANNING & ZONING COMMISSION**  
**Pre-Meeting**  
**MAY 17, 2004**

**COMMISSIONERS PRESENT**

Lee Dunlap, Chairman  
Laura Williamson, 1st Vice Chair  
Bill Neukranz, 2nd Vice Chair  
Joyce Beach  
Jerry Kezhaya  
Carolyn Kalchthaler  
Joy Flick  
Harry LaRosiliere

**STAFF PRESENT**

Phyllis M. Jarrell, Director of Planning  
Kent McIlyar, Assistant City Attorney III  
Tom Elgin, Development Review Manager  
Christina Day, Sr. Planner  
Carrie Lee, Planner  
Dee Sarver, Planning Technician  
Priscilla Parra, Technical Administrative Assistant  
Stacy Christison, Technical Administrative Assistant

The Planning & Zoning Commission pre-meeting was called to order by Chairman Dunlap at 6:45 p.m., Monday, May 17, 2004.

**Agenda Review - 05/17/04**

**NO. 10 - PUBLIC HEARING - REPLAT & SITE PLAN  
67/ORIGINAL DONATION, BLOCK 28, LOT 5R  
APPLICANT: MICHAEL H. WALKER**

Tom Elgin, Development Review Manager, stated that staff had inadvertently omitted the public hearing title from the write-up; however, the notice of the hearing was published, and the agenda caption indicated the item was a public hearing.

**NO. 7 - PUBLIC HEARING  
ZONING CASE 2004-21  
APPLICANT: CITY OF PLANO**

Commissioner Flick pointed out some numbering problems in the staff write-up. Mr. Elgin indicated these would be corrected on the ordinance paperwork.

**NO. 13 - PUBLIC HEARING - REPLAT  
54/PARK PLACE ADDITION, BLOCK 1, LOTS 1R & 2  
APPLICANT: PARK PLACE LX LAND COMPANY**

Commissioner Flick asked about plans for a right turn at this location. Carrie Lee, Planner, stated there were no plans.

**NO. 4B - PRELIMINARY SITE PLAN  
DALLAS NORTH SHOPPING CENTER 1988 ADDITION, BLOCK A, LOT 1R  
APPLICANT: COLLIN CREEK MALL, LTD.**

Chairman Dunlap asked if the plans were only for one restaurant. Mr. Elgin said that the existing Good Eats restaurant will be demolished, and a new restaurant will be constructed in its place.

**NO. 4E - REVISED CONVEYANCE PLAT  
SIGNATURE PLAZA, BLOCK A, LOTS 1-7  
APPLICANT: REGENCY REALTY GROUP, INC.**

Chairman Dunlap asked if this plat was just for a realignment, and Mr. Elgin said yes.

**Agenda Review - 06/07/04**

Mr. Elgin stated two zoning cases would be tabled to the June 7, 2004, meeting, resulting in a total of three zoning cases for specific use permits for cell towers at the next meeting.

**Items for Future Pre-Meeting Discussion**

No one had any suggestions for future pre-meeting items.

There being no further discussion, Chairman Dunlap adjourned the meeting at 6:55 p.m.

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Planning & Zoning Commissioner

xc: Honorable Mayor and City Council  
Thomas H. Muehlenbeck, City Manager