

PLANNING & ZONING COMMISSION**PLANO MUNICIPAL CENTER****1520 K AVENUE****July 5, 2006**

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 55.071 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 - June 19, 2006, Pre-Meeting & Meeting; June 21, 2006 Work Session</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 Preliminary Site Plan: Coit Road Medical Office Addition, Block 1, Lot 1 - A medical office building on one lot on 1.4± acres located on the west side of Coit Road, 800± feet south of 15th Street. Zoned Retail. Neighborhood #55. Applicant: LBL Partners</p> <p>5b Final Plat: Legacy Central Theater Addition, Block A, Lot 3R - Auto leasing and renting on one lot on 1.7± acres located at the southwest corner of Chase Oaks Boulevard and U.S. Highway 75. Zoned Corridor Commercial. Neighborhood #13. Applicant: David Capps Family, L.P.</p>	

<p>5c BT</p>	<p>Preliminary Plat: Fellowship Bible Church-North Addition, Block A, Lot 1 - A church campus development on one lot on 27.7± acres located at the northeast corner of Chase Oaks Boulevard and Legacy Drive. Zoned Planned Development-277-Retail/General Office. Neighborhood #13. Applicant: Fellowship Bible Church-North</p>	
<p>5d CDD</p>	<p>Preliminary Plat: The Shops at Legacy Town Center (North), Block C, Lots 4 & 5 - An office building and parking garage on two lots on 3.9± acres located at the northeast corner of Dallas North Tollway and Legacy Circle. Zoned Planned Development-65-Central Business-1. Neighborhood #8. Applicant: The Karahan Companies</p>	
<p>5e BT</p>	<p>Revised Conveyance Plat: Legacy Central Theater Addition, Block A, Lots 3R, 5, 6, & 7 - Four conveyance lots on 8.4± acres located at the southwest corner of Chase Oaks Boulevard and U.S. Highway 75. Zoned Corridor Commercial. Neighborhood #13. Applicant: David Capps Family, L.P.</p>	
<p>5f BT</p>	<p>Preliminary Plat: Preston Hedgcoxe Addition, Block C, Lot 2 - General and medical offices on one lot on 2.7± acres located on the east side of San Jacinto Place, 310± feet south of Hedgcoxe Road. Zoned General Office. Neighborhood #9. Applicant: Scherer Investments, Inc.</p>	
<p>5g EH</p>	<p>Preliminary Site Plan: Legacy Central Theater Addition, Block A, Lot 8 - A general office building on one lot on 1.8± acres located on the south side of Chase Oaks Boulevard, 810± feet west of U.S. Highway 75. Zoned Corridor Commercial. Neighborhood #13. Applicant: American Realty Trust</p>	
<p>5h EH</p>	<p>Conveyance Plat: Network Associates, Block A, Lot 2 - One conveyance lot on 5.4± acres located on the south side of Headquarters Drive, 1,000± feet west of Preston Road. Zoned Commercial Employment. Neighborhood #8. Applicant: EDS Information Services</p>	
<p>5i EH</p>	<p>Concept Plan: Network Associates, Block A, Lot 2 - A parking lot on one lot on 5.4± acres located on the south side of Headquarters Drive, 1,000± feet west of Preston Road. Zoned Commercial Employment. Neighborhood #8. Applicant: EDS Information Services</p>	
<p>5j CDD</p>	<p>Concept Plan: Windhaven Park, Block 1, Lots 1 & 2 - A shopping center on one lot and a bank and general office building on one lot on 11.1± acres located at the northwest corner of Dallas North Tollway and Windhaven Parkway. Zoned Regional Commercial. Neighborhood #26. Applicant: Tollway Windhaven II, LTD.</p>	

<p>5k CDD</p>	<p>Revised Conveyance Plat: Windhaven Park, Block 1, Lots 1 & 2 - Two conveyance lots on 11.1± acres located at the northwest corner of Dallas North Tollway and Windhaven Parkway. Zoned Regional Commercial. Neighborhood #26. Applicant: Tollway Windhaven II, LTD.</p>
<p><u>END OF CONSENT AGENDA</u></p>	
<p><u>PUBLIC HEARINGS</u></p>	
<p>6 BT</p>	<p>Public Hearing: Zoning Case 2006-11 - A request to rezone 28.5± acres located at the northwest corner of Marsh Lane and Plano Parkway from Planned Development-256-General Office to General Office. Zoned Planned Development-256-General Office. Applicant: City of Plano</p>
<p>7 BT</p>	<p>Public Hearing: Zoning Case 2006-12 - A request to rezone 14.4± acres located at the northwest corner of Midway Road and Parker Road from Planned Development-250-Retail to Retail. Zoned Planned Development-250-Retail. Applicant: City of Plano</p>
<p>8 EH</p>	<p>Public Hearing: Zoning Case 2006-13 - A request to rezone 10.7± acres located at the northeast corner of Marsh Lane and Plano Parkway from Planned Development-257-Retail to Retail. Zoned Planned Development-257-Retail. Neighborhood #39. Applicant: City of Plano</p>
<p>9 EH</p>	<p>Public Hearing: Zoning Case 2006-14 - A request to rezone 44.2± acres located at the southwest corner of Marsh Lane and Plano Parkway from Planned Development-258-Light Commercial to Light Commercial. Zoned Planned Development-258-Light Commercial. Neighborhood #39. Applicant: City of Plano</p>
<p>10 EH</p>	<p>Public Hearing - Replat: R. C. Clark Addition, Phase Two, Block A, Lot 1R - A public school recreational facility on one lot on 64.6± acres located on the south side of Seabrook Drive at Stadium Drive. Zoned Planned Development-329-Community Center. Neighborhood #21. Applicant: Plano I.S.D.</p>
<p>11 EH</p>	<p>Public Hearing - Replat: EDS Plano Command Center, Block R, Lots 2R & 3 - Two agricultural lots on 12.3± acres located on the east side of Windcrest Drive, 800± feet north of Tennyson Parkway. Zoned Commercial Employment. Neighborhood #16. Applicant: EDS Information Services, LLC</p>

<p>12 BT</p>	<p>Public Hearing - Preliminary Replat & Revised Site Plan: Grainger Addition, Block 1, Lot 1R - A warehouse/distribution center on one lot on 2.5± acres located on the north side of Plano Parkway, 415± feet east of Jupiter Road. Zoned Light Industrial-1. Neighborhood #68. Applicant: W.W. Grainger, Inc.</p> <p><u>END OF PUBLIC HEARINGS</u></p>	
<p>13 CDD</p>	<p>Request to Call a Public Hearing: Consideration of Automobile Leasing and Renting Use - Request to call a public hearing to consider the definition of automobile leasing and renting, the zoning districts in which automobile leasing and renting should be allowed, and how the use should be allowed. Applicant: Quine & Associates, Inc.</p>	
<p>14 CDD</p>	<p>Request to Call a Public Hearing: Correction of an Error Regarding Helistop Use in the Central Business-1 and Commercial Employment Zoning Districts - Request to call a public hearing to correct an error regarding helistop use within the Central Business-1 and Commercial Employment zoning districts. Applicant: City of Plano</p>	
<p>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>		

**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.