

PLANNING & ZONING COMMISSION

PLANO MUNICIPAL CENTER

1520 K AVENUE

May 5, 2008

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 April 21, 2008, 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 Preliminary Plat: Palomino Crossing Addition, Block 1, Lot 1 - General office building on one lot on 11.6± acres on the north side of Headquarters Drive, 320± feet east of Spring Creek Parkway. Zoned Commercial Employment. Neighborhood #14. Applicant: Sealy Spring Creek Partners, L.P.</p> <p>5b Preliminary Site Plan: Hope Center Addition, Block A, Lot 2 - General offices and assembly hall on one lot on 8.9± acres located at the northeast corner of Plano Parkway and Custer Road. Zoned Planned Development-377-Retail/General Office. Neighborhood #66. Applicant: The Hope Center Foundation</p>	<p></p> <p></p> <p></p> <p></p> <p></p> <p></p> <p></p> <p></p> <p>APPROVED 7-0, NO FURTHER ACTION REQUIRED</p> <p>APPROVED 7-0, NO FURTHER ACTION REQUIRED</p>

<p>5c BT</p>	<p>Final Plat: Greenway 190 Addition, Block A, Lots 1 & 2 - Retail building on one lot and vacant lot on 3.4± acres located at the southwest corner of Plano Parkway and the Dallas North Tollway. Zoned Light Industrial-1. Neighborhood #52. Applicant: Greenway 190 Parkway, L.P.</p> <p><u>END OF CONSENT AGENDA</u></p> <p><u>PUBLIC HEARINGS</u></p>	<p>APPROVED 7-0, NO FURTHER ACTION REQUIRED</p>
<p>6A BT</p>	<p>Public Hearing: Zoning Case 2008-36 - Request to rezone 5.6± acres located on the north side of State Highway 190, 620± feet west of Preston Road from Light Commercial to Planned Development-Light Commercial. Zoned Light Commercial with Specific Use Permit #449 for New Car Dealer. Applicant: Park Place Motorcars</p>	<p>APPROVED 7-0, WILL BE FORWARDED TO CC ON 05/12/08</p>
<p>6B BT</p>	<p>Concept Plan: Park Place Lexus Addition, Block A, Lot 2 - New car dealer on one lot on 5.6± acres located on the north side of State Highway 190, 620± feet west of Preston Road. Zoned Light Commercial with Specific Use Permit #449 for New Car Dealer. Neighborhood #54. Applicant: Park Place Motorcars</p>	<p>APPROVED 7-0, NO FURTHER ACTION REQUIRED</p>
<p>7</p>	<p>Public Hearing: Public Hearing for several zoning cases that would repeal certain specific use permits for private clubs. A combined public hearing will be held for all of these cases. If you wish to speak on a particular case, please identify which one you wish to address. After the public hearing, the Commission may take action on these zoning cases in one motion, or a commissioner may request to take action individually on one or more of the requests.</p>	
<p>7A TF</p>	<p>Zoning Case 2008-45 - Request to rescind Specific Use Permit #505 for Private Club on 3.1± acres located at the northwest corner of Spring Creek Parkway and Des Moines Drive. Zoned Retail. Applicant: City of Plano</p>	<p>APPROVED 7-0, WILL BE FORWARDED TO CC ON 05/27/08</p>
<p>7B TF</p>	<p>Zoning Case 2008-46 - Request to rescind Specific Use Permit #510 for Private Club on 1.6± acres located on the west side of U.S. Highway 75, 1,050± feet north of Ruisseau Drive. Zoned Corridor Commercial. Applicant: City of Plano</p>	<p>APPROVED 7-0, WILL BE FORWARDED TO CC ON 05/27/08</p>
<p>7C EH</p>	<p>Zoning Case 2008-47 - Request to rescind Specific Use Permit #512 for Private Club on 0.1± acre located 90± feet south of Legacy Drive and 150± feet west of Parkwood Boulevard. Zoned Planned Development-65-Central Business-1. Applicant: City of Plano</p>	<p>APPROVED 7-0, WILL BE FORWARDED TO CC ON 05/27/08</p>
<p>7D EH</p>	<p>Zoning Case 2008-48 - Request to rescind Specific Use Permit #532 for Private Club on 1.6± acres located at the northeast corner of Park Boulevard and Prestwick Road. Zoned Planned Development-68-Retail. Applicant: City of Plano</p>	<p>APPROVED 7-0, WILL BE FORWARDED TO CC ON 05/27/08</p>

<p>7E BT</p>	<p>Zoning Case 2008-49 - Request to rescind Specific Use Permit #536 for Private Club on 0.1± acre located on the south side of Parker Road, 495± feet west of Custer Road. Zoned Planned Development-90-Retail. Applicant: City of Plano</p>	<p>APPROVED 7-0, WILL BE FORWARDED TO CC ON 05/27/08</p>
<p>7F BT</p>	<p>Zoning Case 2008-50 - Request to rescind Specific Use Permit #544 for Private Club on 0.8± acre located on the west side of U.S. Highway 75, 700± feet south of 15th Street. Zoned Corridor Commercial. Applicant: City of Plano</p>	<p>APPROVED 7-0, WILL BE FORWARDED TO CC ON 05/27/08</p>
<p>8 EH</p>	<p>Public Hearing - Replat: United City Center Addition, Block 1, Lot 3R - Retail building on one lot on 0.7± acre located at the southeast corner of 15th Street and Independence Parkway. Zoned Planned Development-125-Retail/General Office. Neighborhood #65. Applicant: Agnich Independence, L.P.</p>	<p>APPROVED 7-0, NO FURTHER ACTION REQUIRED</p>
<p>9 BT</p>	<p>Public Hearing - Preliminary Replat & Revised Site Plan: Central Legacy Plaza, Block 1, Lot 3R - Retail and restaurant building on one lot on 1.4± acres located on the east side of Chase Oaks Boulevard, 300± feet south of Legacy Drive. Zoned Corridor Commercial. Neighborhood #21. Applicant: Ching Long LLC</p>	<p>APPROVED 7-0, NO FURTHER ACTION REQUIRED</p>
<p><u>END OF PUBLIC HEARINGS</u></p>		
<p>10 PJ</p>	<p>Discussion and Direction: Planning & Zoning Commission's Work Program - Discussion and direction on the projects and priorities for the Planning & Zoning Commission's Work Program. Applicant: City of Plano</p>	<p>DISCUSSION HELD</p>
<p>11 JZ/KP</p>	<p>Discussion and Direction: Research/Technology Center District - Discussion and direction on proposed use categories and development standards for a Planned Development (PD) district for 189.57± acres of the Research/Technology Center (RT) district located on the west side of Rowlett Creek, on the south side of 14th Street, 990± feet east of Los Rios Boulevard, on the north side of the Cotton Belt Railroad and the east side of Bradshaw Drive, and extending 920± feet south of Plano Parkway to the Plano city limits line. Applicant: City of Plano</p>	<p>DISCUSSION HELD</p>
<p>12</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>	

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 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.