

PLANNING & ZONING COMMISSION

PLANO MUNICIPAL CENTER

1520 K Avenue

September 18, 2006

| ITEM NO. | EXPLANATION | ACTION TAKEN |
|-----------------|---|---------------------|
| | <p>6:30 p.m. – Dinner – Planning Conference Room 2E</p> <p>7:00 p.m. – Executive Session – Planning Conference Room 2E</p> <p>In accordance with Section 551.071 of the Texas Government Code, the Planning & Zoning Commission will convene into executive session to consult with its attorney regarding litigation.</p> <p>A. Jay Sandon Cooper v. City of Plano, City Council, Thomas H. Muehlenbeck, Planning & Zoning Commission, City of Plano Property Standards Department, Cynthia O’Banner, Roxanne Luna and Macklin Wright.</p> <p>B. Saadi Darvish and Minou Darvish v. City of Plano, Planning & Zoning Commission, Board of Adjustment and Phyllis Jarrell in her official capacity.</p> <p>Immediately thereafter, the Commission will convene into:</p> <p>Regular Session - City Council Chambers</p> <p>1 Call to Order/Pledge of Allegiance</p> <p>2 Approval of Agenda as Presented</p> <p>3 Approval of Minutes – September 5, 2006, 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> | |

| <u>CONSENT AGENDA</u> | | |
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| 5a CDD | Preliminary Site Plan: The Canal on Preston Addition, Block A, Lot 2 - A hotel on one lot on 3.5± acres located on the west side of Angels Drive, 500± feet south of McDermott Road. Zoned Planned Development-20-Mixed Use. Neighborhood #1. Applicant: Midway Hotels, LLC | APPROVED 8-0, NO FURTHER ACTION REQUIRED |
| 5b CDD | Preliminary Plat: Legacy Town Center (North), Block A, Lot 1 - 370 multifamily units on one lot on 6.3± acres located at the northwest corner of Parkwood Boulevard and Robbie Road. Zoned Planned Development-65-Central Business-1. Neighborhood #8. Applicant: Columbus Realty Partners, Ltd. | APPROVED 8-0, NO FURTHER ACTION REQUIRED |
| 5c CDD | Revised Conveyance Plat: Legacy Town Center (North), Block A, Lots 1 & 2 - Two conveyance lots on 28.2± acres located at the northwest corner of Parkwood Boulevard and Robbie Road. Zoned Planned Development-65-Central Business-1. Neighborhood #8. Applicant: Columbus Realty Partners, Ltd. | APPROVED 8-0, NO FURTHER ACTION REQUIRED |
| 5d CDD | Final Plat: Pasquinelli's Willow Crest, Phase 1 - 52 residential lots and four open space lots developed at Planned Development-178-Single-Family Residence-6 standards on 15.3± acres on the northwest corner of McDermott Road and Razor Boulevard. Zoned Planned Development-178-Single-Family Residence-6. Neighborhood #1. Applicant: Pasquinelli Portrait Homes, L.P. | APPROVED 8-0, NO FURTHER ACTION REQUIRED |
| 5e CDD | Preliminary Plat: The Villas of Stoney Hollow - 47 Single-Family Residence-7 lots and three open space lots with Storm Water Management Option 2 on 15.8± acres located on the east side of Los Rios Boulevard, 120± feet south of Trail Walker Drive. Zoned Single-Family Residence-7. Neighborhood #50. Applicant: Tuscany Engineers, LP | APPROVED 8-0, NO FURTHER ACTION REQUIRED |
| 5f BT | Conveyance Plat: Epic 121 Addition, Block A, Lots 1 & 2 - Two conveyance lots on 2.1± acres located on the south side of State Highway 121, 1,950± feet west of Legacy Drive. Zoned Commercial Employment. Neighborhood #14. Applicant: Epic 121 Commercial, Ltd | WITHDRAWN 8-0 |
| 5g BT | Revised Preliminary Site Plan: Prestonwood Addition, Block 1, Lot 1R - A church campus on one lot on 135.6± acres located at the southwest corner of Plano Parkway and Midway Road. Zoned Planned Development-85-Retail/General Office. Neighborhood #40. Applicant: Prestonwood Baptist | APPROVED 8-0, NO FURTHER ACTION REQUIRED |

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| <p>5h BT</p> | <p>Preliminary Plat: Greenway 190 Addition, Block A, Lots 1 & 2 - Two retail buildings on two lots on 3.4± acres located at the southwest corner of Plano Parkway and Dallas North Tollway. Zoned Light Industrial-1. Neighborhood #52. Applicant: Greenway 190 Parkway, L.P.</p> | <p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p> |
| <p>5i BT</p> | <p>Final Plat: Legacy Ohio-Montessori Addition, Block 1, Lot 1 - A day care center on one lot on 7.5± acres located at the southeast corner of Legacy Drive and Ohio Drive. Zoned Single-Family Residence-7 with Specific Use Permit #550 for daycare. Neighborhood #17. Applicant: Montessori New Beginnings Academy, Inc.</p> | <p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p> |
| <p>5j EH</p> | <p>Final Plat: Rosebriar Spring Creek, L.P., Plaza Addition, Block A, Lots 1 - 4 - A shopping center on four lots on 13.2± acres located at the northeast corner of U.S. Highway 75 and Spring Creek Parkway. Zoned Corridor Commercial. Neighborhood #22. Applicant: Rosebriar Corp.</p> | <p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p> |
| <p><u>END OF CONSENT AGENDA</u></p> | | |
| <p><u>PUBLIC HEARINGS</u></p> | | |
| <p>6 BT</p> | <p>Public Hearing - Replat & Revised Site Plan: The Lakes on Tennyson, Block A, Lot 1R - A general and medical office development on one lot on 18.1± acres located at the southwest corner of Tennyson Parkway and Whitestone Lane. Zoned Commercial Employment. Neighborhood #16. Applicant: Golden Goose Properties, Ltd.</p> | <p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p> |
| <p>7 EH</p> | <p>Public Hearing - Replat: Parker Plaza East, Sections Two and Three, Block A, Lot 3R - A superstore on one lot on 10.6± acres located on the north side of Parker Road, 155± feet east of Custer Road. Zoned Planned Development-175-Retail. Neighborhood #3. Applicant: Home Depot, USA</p> | <p>APPROVED 8-0, NO FURTHER ACTION REQUIRED</p> |
| <p>8 EH</p> | <p>Public Hearing - Replat: Willow Bend Place - West, Block B, Lot 3R-B - One Single-Family Residence-20 residential lot on 1.1± acres located on the east side of Willow Bend Drive at the west side of St. Andrews Court. Zoned Single-Family Residence-20 and Single-Family Residence-9 with Specific Use Permit #60. Neighborhood #41. Applicant: J. Ken & Jan Wes</p> | <p>WITHDRAWN 8-0</p> |
| <p><u>END OF PUBLIC HEARINGS</u></p> | | |
| <p>9 TE</p> | <p>Items for Future Discussion</p> | <p>DISCUSSION HELD</p> |
| <p>10 JZ</p> | <p>Item for Discussion and Direction - Zoning at the southwest corner of 14th Street and Plano Parkway.</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 that 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 on 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;
 - 30 minutes for all other speakers, to be divided as follows:
 - ◆ 15 minutes for a representative of a homeowners association or other group with:
 - ◆ 3 minutes each for additional speakers; and
 - 5 minutes for applicant rebuttal.

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.