

**Draft Planning and Zoning Commission Meeting Minutes of September 13, 2022:**

**22-0083Z** Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "PD" - Planned Development District to "PD" - Planned Development District, Generally to Modify the Development Standards and to Allow Commercial Uses and a Pet Store, Kennel, Animal Boarding (Outdoor Runs) Use, Located at 9446 Virginia Parkway.

Ms. Lexie Schrader, Planner I for the City of McKinney, explained the proposed rezoning request. She stated that after the Staff Report was published, the applicant asked to include a veterinarian use with no outdoor runs on Tract B. Ms. Schrader stated that Staff does not have any concerns with that use being included on that tract of property. She stated that Staff was recommending approval of the request and offered to answer questions. There were none. Mr. Rob Cottingham, 4201 Lomo Alto Drive, Dallas, TX, explained the proposed request. He stated that Underdog Kennels was locally owned and family operated. Mr. Cottingham stated that they currently have a location near Love Field and want to open a second location. He briefly discussed the daily operations at the facility. Chairman Cox opened the public hearing and called for comments. Mr. Paul Metzger, President of the Aero Country East Association, 9405 Piper Cub Drive, McKinney, TX, stated that he did not object to the request. He wanted to make sure that the restrictions were followed regarding the easement and the access on the left of Swift Lane. Mr. Metzger requested that they comply with any Federal Aviation Administration (FAA) regulations. On a motion by Commission Member Kuykendall, seconded by Commission Member Woodruff, the Commission unanimously voted to close the public hearing and recommend approval of the request with allowing a veterinarian use with no outdoor runs would be included on Tract B, with a vote of 6-0-0. Chairman Cox stated that the recommendation of the Planning and Zoning Commission would be forwarded to City Council for consideration at the October 3, 2022 meeting.