

Planning and Zoning Commission Meeting Minutes of December 11, 2018:

18-0134Z Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "AG" - Agricultural District to "SF7.2" - Single Family Residential District, Located Approximately 1,300 Feet North of Virginia Parkway and on the West Side of St. Gabriel Way. Mr. David Soto, Planner I for the City of McKinney, explained the proposed rezoning request. He stated that the applicant is requesting to rezone the subject property from "AG" – Agricultural District to "SF7.2" – Single Family Residential District. Mr. Soto stated that Staff had taken photographs of the surrounding area and included them in the Staff Report. He stated that the proposed development standards for the "SF7.2" – Single Family Residential District are compatible with the adjacent developments, while preserving the intent for single family residential uses. Mr. Soto stated that Staff is of the professional opinion that the proposed rezoning request will increase the development potential of the property, complement the surround land uses, and is in compliance with the Comprehensive Plan. He stated that Staff recommends approval of the proposed rezoning request and offered to answer questions. There were none. Mr. Joel Field, 551 Saint Gabriel Way, McKinney, TX, stated that they intent to build a residential structure on the back four acres and offered to answer questions. There were none. Chairman Cox opened the public hearing and called for

comments. There being none, on a motion by Vice-Chairman Mantzey, seconded by Commission Member Smith, the Commission unanimously voted to close the public hearing and recommend approval of the proposed rezoning request as recommended by Staff. Chairman Cox stated that the recommendation of the Planning and Zoning Commission would be forwarded to the January 15, 2019 City Council meeting.