

## **Planning and Zoning Commission Meeting Minutes of October 11, 2016:**

### **16-237SP Conduct a Public Hearing to Consider/Discuss/Act on a Site Plan for 2 Office/Warehouse Buildings (Redbud Central), Located on the Northwest Corner of Redbud Boulevard and Central Circle**

Ms. Danielle Quintanilla, Planner for the City of McKinney, explained the proposed site plan request for two buildings for industrial uses. She stated that site plans could typically be approved administratively by Staff; however, the governing planned development ordinance (PD 1563) required that the site plan be considered by the Planning and Zoning Commission with the final action by City Council. Ms. Quintanilla stated that Staff recommends approval of the proposed site plan request as conditioned in the Staff report. She offered to answer questions. There were none.

Mr. Brandon Davidson, 200 W. Belmont, Allen, TX, concurred with the Staff report and offered to answer questions.

Commission Member Smith asked if the applicant was going to revise the site plan to extend the 6' masonry screen wall to the sidewalks to fully screen the loading docks from the public right-of-way. Ms. Quintanilla pointed out where the masonry wall was located on the overhead projection and explained why Staff was requesting the masonry screening wall to be extended to screen the loading docks. She stated that the applicant did not have an objection to this requirement but was not able to make the revision to the site plan prior to this meeting.

Chairman Cox opened the public hearing and called for comments. There being none, on a motion by Commission Member Smith, seconded Commission Member

McCall, the Commission voted unanimously to close the public hearing and approve the site plan as conditioned in the Staff report, with a vote of 7-0-0.

Chairman Cox stated that the recommendation of the Planning and Zoning Commission will be forwarded to the City Council meeting on November 1, 2016.