



# CITY OF MCKINNEY, TEXAS

## Agenda

### Planning & Zoning Commission

---

Tuesday, July 12, 2011

6:30 PM

Council Chambers  
222 N. Tennessee Street  
McKinney, Texas

---

#### CALL TO ORDER

#### CONSENT ITEMS

*This portion of the agenda consists of non-controversial or "housekeeping" items required by law. Items may be considered individual by any Commission member making such request prior to a motion and vote on the Consent items.*

**11-004PZ** [Minutes of the Planning and Zoning Commission Regular Meeting of June 28, 2011](#)

**Attachments:** [Minutes](#)

**11-028PF** [Consider/Discuss/Act on the Request by Winkelmann & Associates, Inc., on Behalf of Jones Perkins Number 1, L.P., for Approval of a Preliminary-Final Plat for Lots 1 and 2, Block A, of the D.G. McKinney Addition, Approximately 3.96 Acres, Located on the East Side of McDonald Street and Approximately 800 Feet South of U.S. Highway 380 \(University Drive\).](#)

**Attachments:** [PZ Staff Report](#)  
[Standard Conditions Checklist](#)  
[Maps](#)  
[Letter of Intent](#)  
[Proposed Preliminary Final Plat](#)

- 11-087PF** [Consider/Discuss/Act on the Request by Corwin Engineering, Inc., on Behalf of Custer West Partners, IV, L.P., for Approval of a Preliminary-Final Plat for 47 Single Family Residential Lots \(The Heights at Westridge, Phase IV-A\), Approximately 8.52 Acres, Located on the East Side of Coit Road and Approximately 1,530 Feet South of Westridge Boulevard.](#)

**Attachments:** [PZ Staff Report](#)  
[Standard Conditions Checklist](#)  
[Maps](#)  
[Letter of Intent](#)  
[Proposed Preliminary-Final Plat](#)

**END OF CONSENT AGENDA**

**REGULAR ITEMS**

- 11-093Z** [Conduct a Public Hearing to Consider/Discuss/Act on the Request by Cross Engineering Consultants, Inc., on Behalf of McKinney N. Central Business Park, L.P., for Approval of a Request to Rezone Approximately 10.26 Acres from "PD" - Planned Development District to "PD" - Planned Development District, Generally to Allow for Open Storage, Located on the East Side of Graves Street and Approximately 500 Feet South of Corporate Drive.](#)

**Attachments:** [PZ Staff Report](#)  
[Location Map and Aerial Exhibit](#)  
[Letter of Intent](#)  
[Existing PD 2011-03-12](#)  
[Existing PD 1563](#)  
[Proposed Zoning Exhibit](#)  
[PowerPoint Presentation](#)

**11-090CP** [Conduct a Public Hearing to Consider/Discuss/Act on the Request by JBI Partners, Inc., on Behalf of McKinney Village Park North, L.P., for Approval of a Concept Plan for The Village Park North, Phases 2A and 2B Addition, Approximately 40.63 Acres, Located on the Northeast Corner of Colt Lane and Larkspur Drive.](#)

**Attachments:** [PZ Staff Report](#)  
[Maps](#)  
[Letter of Intent](#)  
[Exhibit A - Interior Lot](#)  
[Exhibit B - Corner Lot](#)  
[PowerPoint Presentation](#)

#### **COMMISSION AND STAFF COMMENTS**

*Comments relating to items of public interest such as staff recognition, development trends, the status of special Planning Department projects, and other relevant information.*

#### **ADJOURN**

Posted in accordance with the Texas Government Code, Chapter 551, on the 8th day of July, 2011 at or before 5:00 p.m.

---

Sandy Hart, TRMC, MMC  
City Secretary

If you plan to attend this public meeting and you have a disability that requires special arrangements, please contact Sandy Hart, City Secretary at 972-547-7505 or Blanca Garcia, Assistant City Secretary at 972-547-7504, 48 hours prior to the scheduled meeting. Reasonable accommodations will be made to assist you.