



CITY OF MCKINNEY, TEXAS

Agenda Planning & Zoning Commission

Tuesday, February 12, 2019

6:00 PM

Council Chambers
222 N. Tennessee Street
McKinney, TX 75069

PURSUANT TO TEXAS GOVERNMENT CODE SECTION 551.002, A QUORUM OF THE CITY COUNCIL MAY BE PRESENT. NO CITY COUNCIL ACTION WILL BE TAKEN.

CALL TO ORDER

CONSENT ITEMS

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

19-0101 [Minutes of the Planning and Zoning Commission Regular Meeting of January 22, 2019](#)

Attachments: [Minutes](#)

18-0288PF [Consider/Discuss/Act on a Preliminary-Final Plat for Lots 1R, 2R, 3R & 4R, Block A, of the Bogard Addition, Located Approximately 690 Feet West of State Highway 5 \(McDonald Street\) and on the South Side of Eldorado Parkway](#)

Attachments: [Standard Conditions Checklist](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Proposed Preliminary-Final Plat](#)

18-0083SP [Consider/Discuss/Act on a Site Plan for a Retail and Restaurant Building, Located on the North East Corner of Stonebridge Drive and Plainfield Drive](#)

Attachments: [Standard Conditions Checklist](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Ex. PD Ord. No. 2003-02-015](#)
[Proposed Site Plan](#)
[Proposed Landscape Plan](#)

END OF CONSENT AGENDA

REGULAR AGENDA ITEMS AND PUBLIC HEARINGS

18-0152Z2 [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "RS 84" - Single Family Residence District to "SO" Suburban Office District, Located Approximately 160 Feet East of Redbud Boulevard and on the South Side of Hunt Street](#)

Attachments: [PZ Minutes](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Town Center District](#)
[Placetype Definitions](#)
[Land Use and Tax Base Summary](#)
[Land Use Comparison Table](#)
[Proposed Zoning Exhibit](#)
[Presentation](#)

18-0150SP [Conduct a Public Hearing to Consider/Discuss/Act on a Variance for a Site Plan and a Façade Plan Appeal \(SRS Headquarters\), Located at the Northwest Corner of Alma Road and State Highway 121 \(Sam Rayburn Tollway\)](#)

Attachments: [Standard Conditions Checklist](#)
[Location Map and Aerial Exhibit](#)
[Letters of Intent](#)
[Proposed Site Plan](#)
[Proposed Garage Exhibit](#)
[Proposed Landscape Plan](#)
[Proposed Facade Plan](#)
[Proposed Renderings](#)
[Presentation](#)

18-0280MRP [Conduct a Public Hearing to Consider/Discuss/Act on a Minor Replat for Lots 23A and 23B, Block 9 of the W.J.S. Russell 2nd Addition, Located at Approximately 80 feet South of Gerrish Street and on the East Side of Rockwall Street](#)

Attachments: [Standard Conditions Checklist](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Proposed Minor Replat](#)
[Presentation](#)

18-0292MRP [Conduct a Public Hearing to Consider/Discuss/Act on a Minor Replat for Lot 6R1, Block A, of the Tour Drive South Addition, Located Approximately 420 Feet North of Collin McKinney Parkway and on the East Side of Custer Road](#)

Attachments: [Standard Conditions Checklist](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Proposed Minor Replat](#)
[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 7th day of February, 2019 at or before 5:00 p.m.

Empress Drane
City Secretary

In accordance with the Americans with Disabilities Act, it is the policy of the City of McKinney to offer its public programs, services, and meetings in a manner that is readily accessible to everyone, including individuals with disabilities. If you are a person with a disability and require information or materials in an appropriate alternative format; or if you require any other accommodation, please contact the ADA Coordinator at least 48 hours in advance of the event. Phone 972-547-2694 or email contact-adacompliance@mckinneytexas.org. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility. ADA grievances may also be directed to the ADA Coordinator or filed online at <http://www.mckinneytexas.org/ada>.