



CITY OF MCKINNEY, TEXAS

Legislation Details (With Text)

File #:	16-233Z2	Name:	Honest Automotive Rezone
Type:	Agenda Item	Status:	Approved
		In control:	Planning & Zoning Commission
On agenda:	9/13/2016	Final action:	9/13/2016
Title:	Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "C1" - Neighborhood Commercial District to "C2" - Local Commercial District, Located Approximately 425 Feet East of Jordan Road and on the South Side of Virginia Parkway		
Indexes:			
Attachments:	1. Draft - 08.23.16 PZ Minutes, 2. PZ Report, 3. Location Map and Aerial Exhibit, 4. Letter of Intent, 5. Comprehensive Plan Maps, 6. Land Use and Tax Base Summary Map, 7. Zoning Comparison Chart, 8. Proposed Zoning Exhibit, 9. PowerPoint Presentation		

Date	Ver.	Action By	Action	Result
9/13/2016	1	Planning & Zoning Commission	Close the public hearing	Pass
9/13/2016	1	Planning & Zoning Commission	Approved	Pass

Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "C1" - Neighborhood Commercial District to "C2" - Local Commercial District, Located Approximately 425 Feet East of Jordan Road and on the South Side of Virginia Parkway

COUNCIL GOAL: Direction for Strategic and Economic Growth

MEETING DATE: September 13, 2016

DEPARTMENT: Planning

CONTACT: Matt Robinson, AICP, Planning Manager
Eleana Galicia, Planner I

APPROVAL PROCESS: The recommendation of the Planning and Zoning Commission will be forwarded to the City Council for final action at the October 4, 2016 meeting.

STAFF RECOMMENDATION: Staff recommends denial of the proposed rezoning request due to a lack of conformance with the goals and objectives of the City's Comprehensive Plan of "Land Use Compatibility and Mix."

However, should the rezoning request be approved, the subject property shall develop in accordance with Section 146-112 ("C2" - Local Commercial District) of the zoning ordinance, and as amended.

APPLICATION SUBMITTAL DATE: July 25, 2016 (Original Application)
August 8, 2016 (Revised Submittal)

ITEM SUMMARY: The applicant is requesting to rezone approximately .65 acres of land from “C1” - Neighborhood Commercial District to “C2” - Local Commercial District generally for commercial uses.

The applicant has submitted an associated Specific Use Permit (16-234SUP) for an automotive repair shop that is also being considered at the September 13, 2016 Planning and Zoning Commission meeting.

On August 23, 2016, the Planning and Zoning Commission voted 7-0-0 to table this item and to continue the public hearing to the September 13, 2016 Planning and Zoning Commission meeting per the applicant’s request.