

Comprehensive Plan Amendment

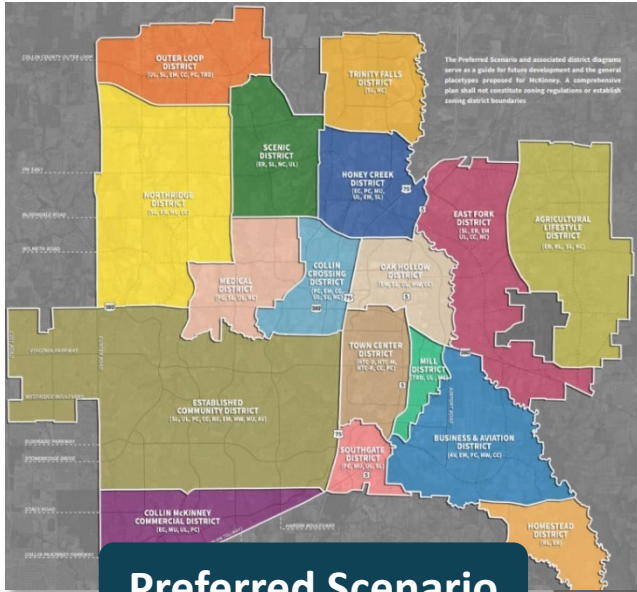
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Comprehensive Plan

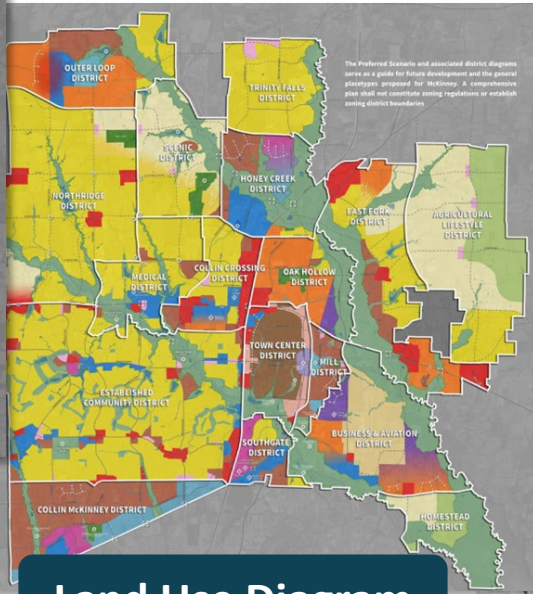
We are **ONE MCKINNEY** - a united community that supports the **DIVERSITY** of its economy and people. We celebrate our natural & cultural **ASSETS** & invite private developments that create **PLACES** of lasting value. Smart public & private **INVESTMENTS** ensure that McKinney remains a top choice for people to live, work, play & visit through 2040 & beyond.

- Outlines the community's vision of McKinney's future
- Provides direction for the growth and development of the City through 2040
- Includes land use, transportation, utilities, public services, open space, and other elements
- Amendments make minor changes while maintaining the overall vision

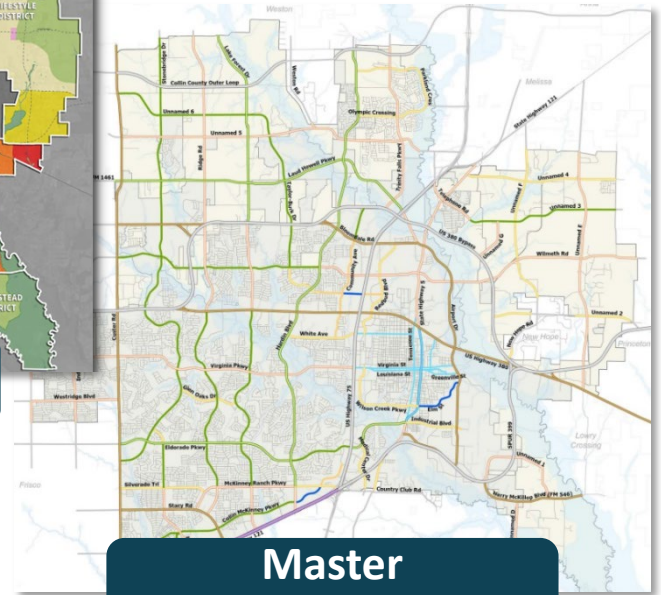
Comprehensive Plan



Preferred Scenario



Land Use Diagram



Master Thoroughfare Plan

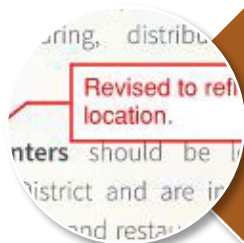
Proposed Changes



380 Corridor



Changing trends
(Professional Center)



Routine
Amendments

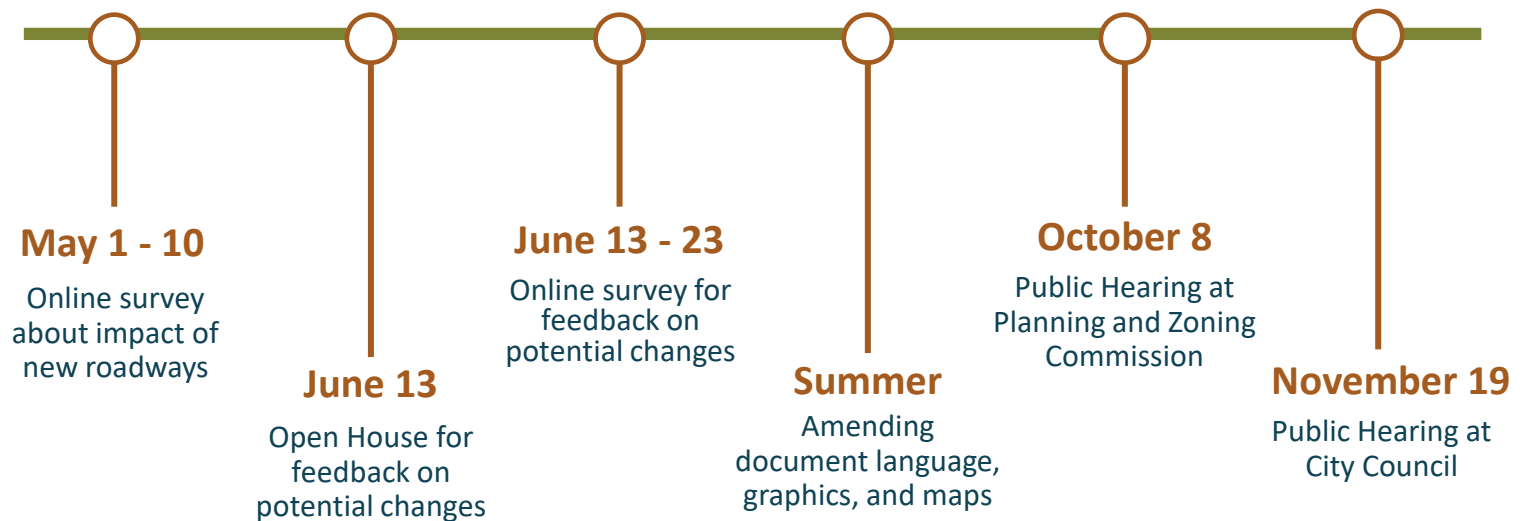
380 Corridor Timeline

- 2017 – Texas Department of Transportation (TxDOT) process began
- Fall 2018 – Comprehensive Plan Update adopted
- Fall 2023 – Record of Decision with alignment filed by TxDOT
- December 2023 – Master Throughfare Plan amended with alignment

380 Corridor Alignment



Process and Timeline

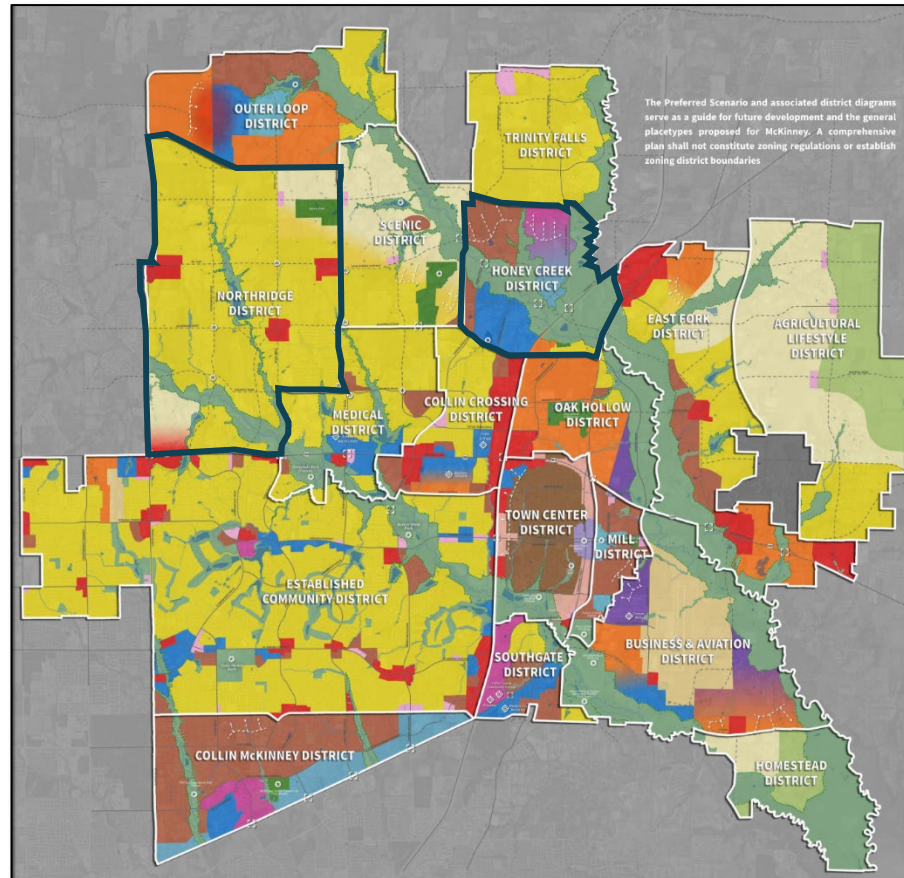


Public Engagement

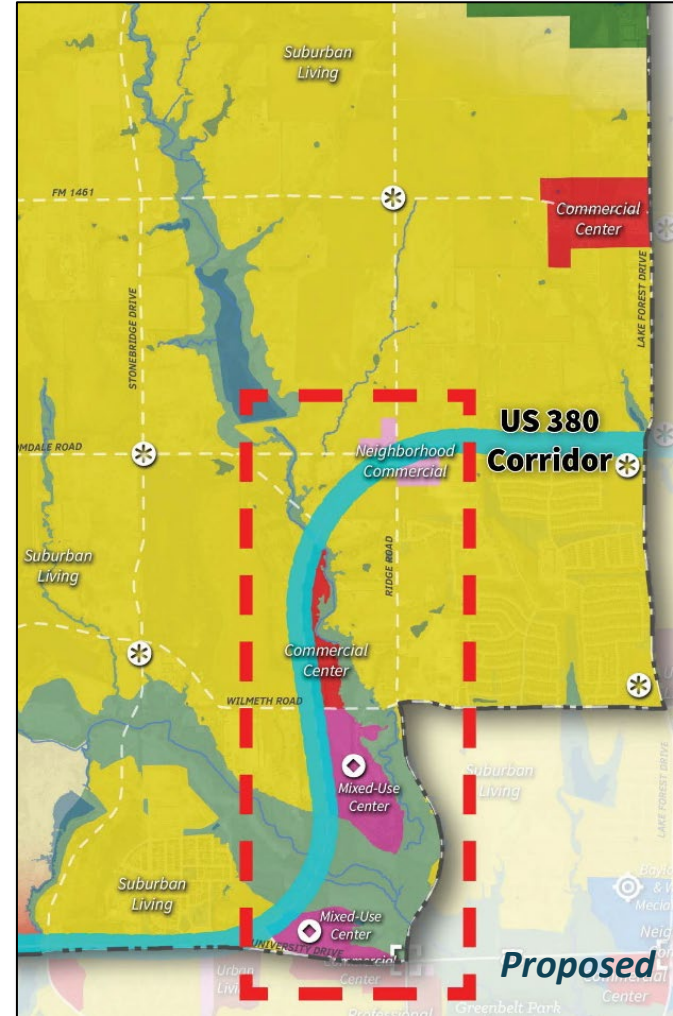
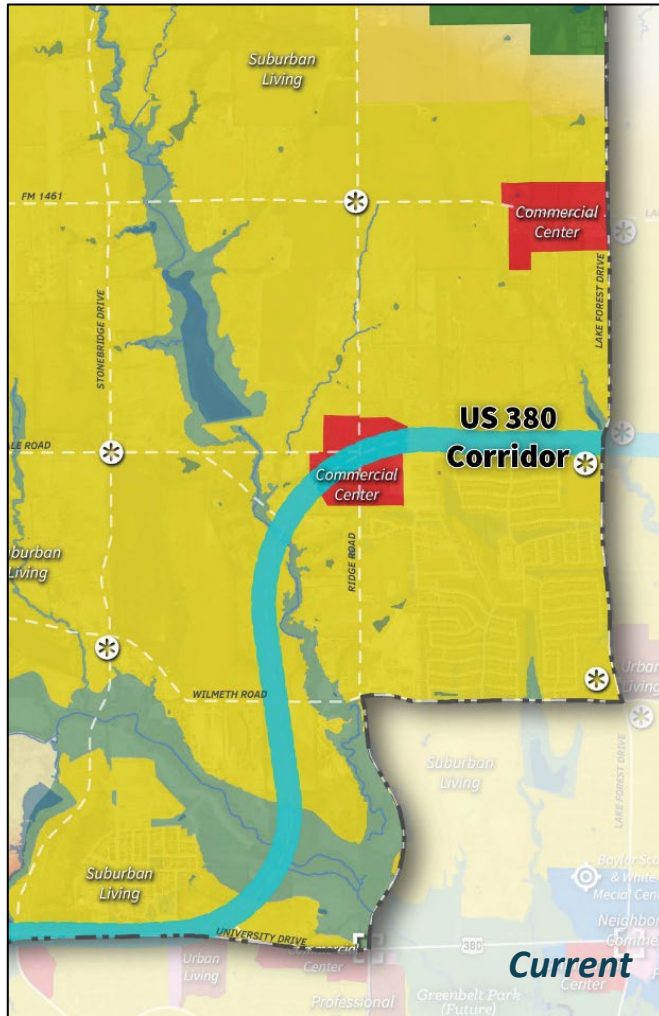
Initial Survey

- 242 responses
- Respondents generally felt that the character of areas would not change
- Respondents provided feedback on areas that were most likely to see a change in land uses
- Respondents identified that they would like to see an increase in mixed use, restaurants, and entertainment uses along certain areas of the corridor
- Helped inform which areas staff focused on for changes

Proposed Changes



Proposed Changes – Northridge



Proposed Changes – Mixed Use Center

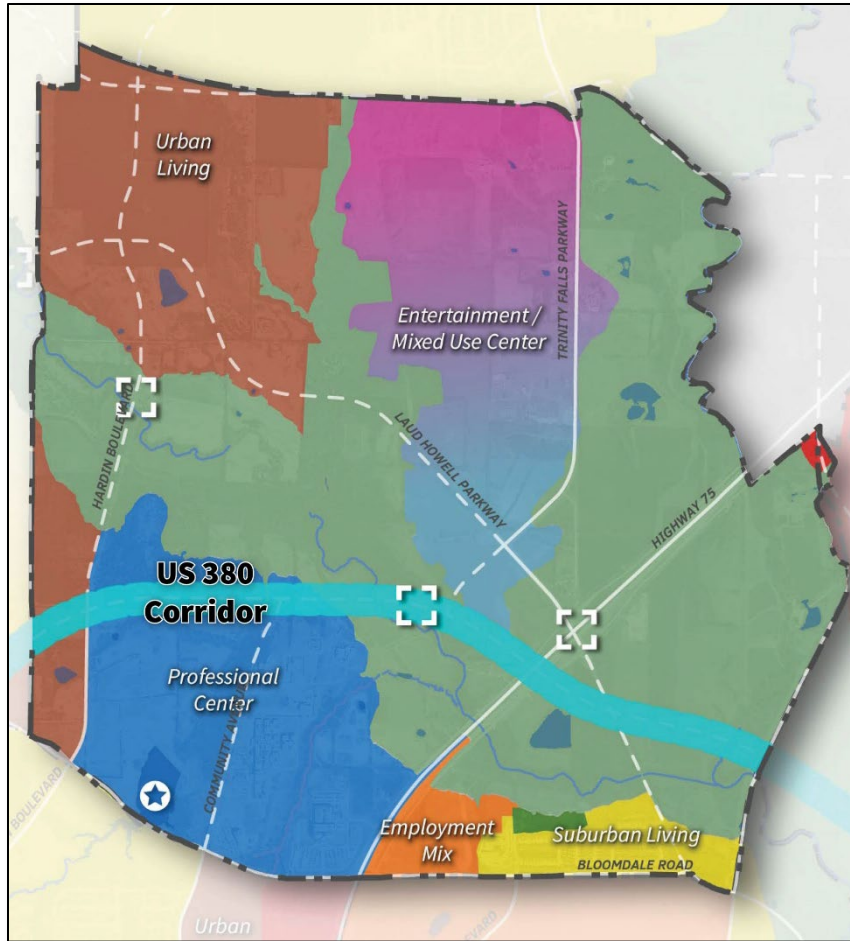


Old Town Coppell, Coppell, TX

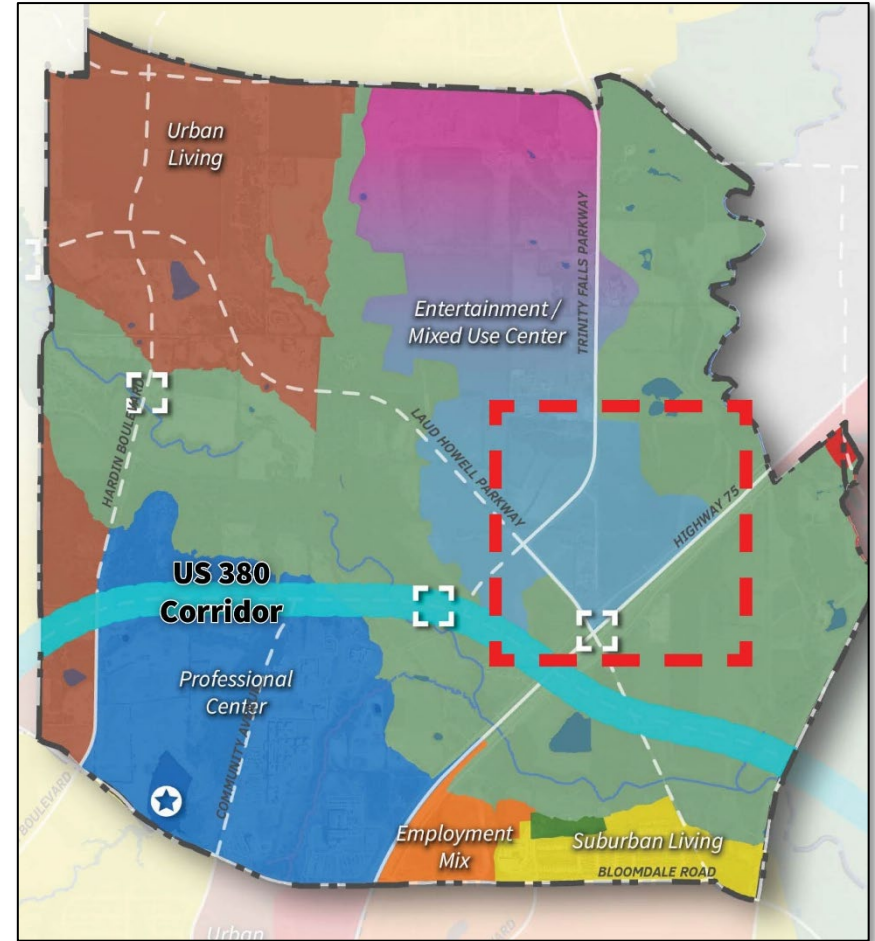
MIXED-USE CENTER

A Mixed-Use Center offers people the ability to live, shop, work, and play in one community. They include a mixture of housing types and multiple residential housing choices within close proximity to the goods and services residents need on a daily basis. While this Placetype typically includes a higher intensity of uses developed in an urban style that are supported by nodes of activity, the intensity of a development should fit the context of the district and surrounding area. The design and scale of development in a mixed-use center emphasizes interactions, prioritizes green spaces, and encourages active living, with a comprehensive network of walkable streets enhanced by a vertical style of development.

Proposed Changes – Honey Creek



Current



Proposed

Public Engagement

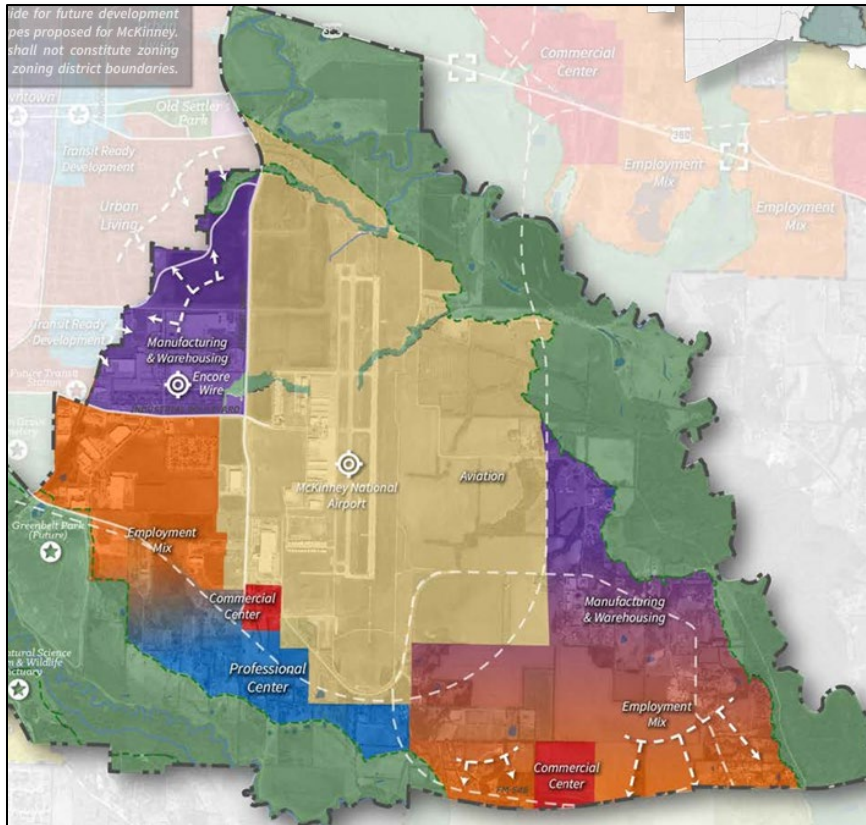
Initial Survey

- 242 responses
- Respondents generally felt that the character of areas would not change
- Respondents provided feedback on areas that were most likely to see a change in land uses
- Respondents identified types of uses that they would like to see more or less of in a specific district
- Helped inform which areas staff focused on for changes

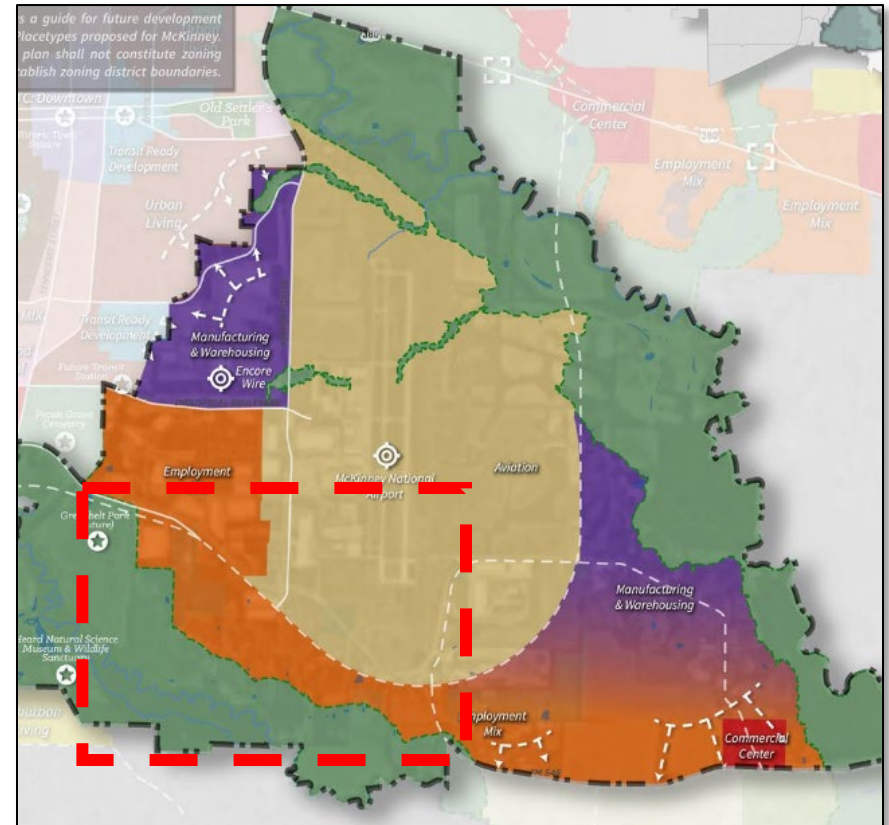
Open House & Follow Up Survey

- 14 attendees and 291 responses
- Respondents reviewed proposed changes to Northridge and Honey Creek Entertainment districts
- Over 70% were favorable or neutral to the proposed changes
- Proposed changes closely match the changes presented at the Open House and in the survey

Proposed Changes – Business & Aviation

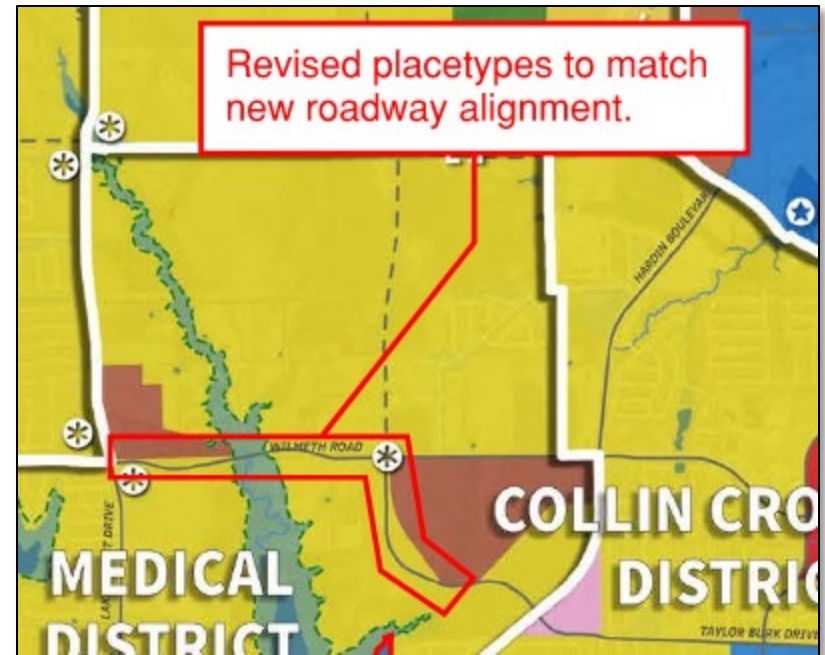
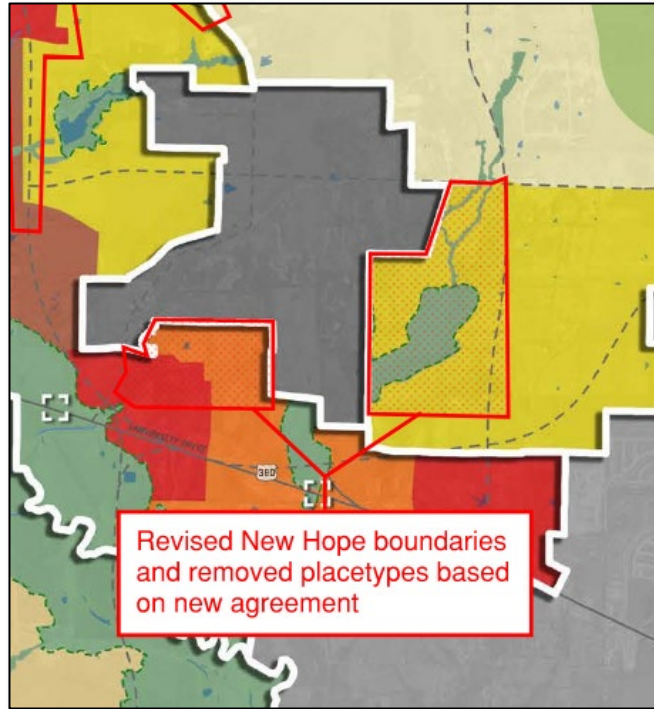


Current



Proposed

Examples of Routine Amendment items



Summary of Proposed Changes



380 Corridor



Changing trends
(Professional Center)



Routine
Amendments

Summary of Proposed Changes

