



# CITY OF MCKINNEY, TEXAS

## Legislation Details (With Text)

**File #:** 20-0131PF2      **Name:** Painted Tree Lakeside West Phase 1 Addition  
**Type:** Agenda Item      **Status:** Approved  
**In control:** City Council Regular Meeting  
**On agenda:** 12/15/2020      **Final action:** 12/15/2020  
**Title:** Consider/Discuss/Act on a Preliminary-Final Plat for the Painted Tree Lakeside West Phase 1 Addition, Located on the Southeast Corner of Lake Forest Drive and Summit View Drive  
**Indexes:**  
**Attachments:** 1. Standard Conditions Checklist, 2. Location Map and Aerial Exhibit, 3. Letter of Intent, 4. Proposed Preliminary-Final Plat, 5. Conditions of Approval Summary

Date	Ver.	Action By	Action	Result
12/15/2020	1	City Council Regular Meeting	Approved	Pass

Consider/Discuss/Act on a Preliminary-Final Plat for the Painted Tree Lakeside West Phase 1 Addition, Located on the Southeast Corner of Lake Forest Drive and Summit View Drive

**COUNCIL GOAL:** Direction for Strategic and Economic Growth  
 (1C: Provide a strong city economy by facilitating a balance between industrial, commercial, residential, and open space)

**MEETING DATE:** December 15, 2020

**DEPARTMENT:** Development Services - Planning Department

**CONTACT:** Jennifer Arnold, AICP, Director of Planning  
 Kaitlin Gibbon, Planner II

**APPLICATION SUBMITTAL DATE:** September 28, 2020 (Original Application)  
 December 7, 2020 (Revised Submittal)

**RECOMMENDED CITY COUNCIL ACTION:** Staff recommends approval of the proposed preliminary-final plat with the following conditions:

1. The items currently marked as “not met” on the attached Conditions of Approval Summary be satisfied prior to issuing final approval.
2. The applicant satisfy the conditions as shown on the Standard Conditions for Preliminary-Final Plat Approval Checklist, attached, prior to the issuance of any necessary permits.

**ITEM SUMMARY:** The applicant is proposing to subdivide approximately 25.48 acres into 119 lots and 1 common area for single family residential uses.

The proposed plat was previously considered for disapproval at the October 27, 2020 Planning and

Zoning Commission meeting. Since that time, the applicant has worked with staff to address the noted plat deficiencies and staff is now recommending approval with conditions for the proposed preliminary-final plat.

Per the provisions of the City's Subdivision Ordinance, the proposed plat shall satisfy all requirements for a preliminary-final plat. Items currently not satisfied for the proposed preliminary-final plat are shown on the attachment to this report titled "Conditions of Approval Summary."

**APPROVAL PROCESS:** The City Council will be the final approval authority for the proposed preliminary-final plat.

**OPPOSITION TO OR SUPPORT OF REQUEST:** Staff has not received any comments either in opposition to or in support of the proposed preliminary-final plat.