



**20-0081PF**

**TITLE:** Consider/Discuss/Act on a Preliminary-Final Plat for Lot 4R, Block A, Collin McKinney Stacy Addition, Located on the Northwest Corner of Collin McKinney Parkway and Burnham 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:** July 28, 2020

**DEPARTMENT:** Development Services - Planning Department

**CONTACT:** Joe Moss, Planner I  
Jennifer Arnold, AICP, Director of Planning

**APPLICATION SUBMITTAL DATE:** June 29, 2020 (Original Application)

**STAFF RECOMMENDATION:** 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 plat approval; and
2. The applicant satisfy the conditions as shown on the attached Standard Conditions of Approval for Preliminary-Final Plats Checklist prior to the issuance of any necessary permits.

In order to receive final approval of the plat, the applicant has the opportunity to make one resubmittal which corrects the items currently not in conformance for plat approval.

**ITEM SUMMARY:** The applicant proposes to replat Lot 4 into Lot 4R (approximately 3.227 acres). The applicant has indicated that the lot will be used to construct office buildings.

Subsequent to the approval of the preliminary-final plat, a record plat or plats, subject to

review and approval by the Director of Planning, must be filed for recordation with the Collin County Clerk, prior to issuance of a building permit.

**APPROVAL PROCESS:** The Planning and Zoning Commission or City Council will be the final approval authority for the proposed preliminary-final plat, pending the date of plat resubmission.

**SUPPORTING MATERIALS:**

[Standard Conditions Checklist](#)

[Location Map and Aerial Exhibit](#)

[Letter of Intent](#)

[Proposed Preliminary-Final Plat](#)

[Conditions of Approval Summary](#)