



CITY OF MCKINNEY, TEXAS

Agenda

Planning & Zoning Commission

Tuesday, June 12, 2012

6:30 PM

Council Chambers
222 N. Tennessee Street
McKinney, Texas

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.

12-412 [Minutes of the Planning and Zoning Commission Regular Meeting of May 22, 2012](#)

Attachments: [Minutes](#)

12-102CVP [Consider/Discuss/Act on the Request by Pogue Engineering & Development Company, Inc., on Behalf of Poguerosa Investments II, L.P., for Approval of a Conveyance Plat for Lots 1 and 2, Block A, of the Poguerosa Addition, Approximately 80.86 Acres, Located on the Northeast Corner of Bloomdale Road and U.S. Highway 75 \(Central Expressway\).](#)

Attachments: [PZ Staff Report](#)

[Maps](#)

[Letter of Intent](#)

[Proposed Conveyance Plat](#)

12-105PF [Consider/Discuss/Act on the Request by Winkelmann & Associates, Inc., on Behalf of Huffman Companies, ML2 Limited Partnership, and Retta J. Rose Family, Ltd., for Approval of a Preliminary-Final Plat for Lots 2 and 4, Block A, of the Wilson Creek Crossing Addition, Approximately 6.58 Acres, Located Approximately 1,300 Feet West of Lake Forest Drive and on the South Side of U.S. Highway 380 \(University Drive\).](#)

Attachments: [PZ Staff Report](#)
[Standard Conditions Checklist](#)
[Maps](#)
[Letter of Intent](#)
[Proposed Preliminary-Final Plat](#)

END OF CONSENT AGENDA

REGULAR ITEMS

- 12-093Z2** [Conduct a Public Hearing to Consider/Discuss/Act on the Request by Douglas Properties, Inc., on Behalf of David Huang \(Trustee\), for Approval of a Request to Rezone Approximately 65.24 Acres from "AG" - Agricultural District to "PD" - Planned Development District, to Allow for "RS 60" - Single Family Residential and "BN" - Neighborhood Business District Uses, Located Approximately 1,400 Feet North of Wilmeth Road and on the West Side of State Highway 5 \(McDonald Street\).](#)

Attachments: [PZ Minutes 5.22.12](#)
[PZ Staff Report](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Fiscal Impact Analysis RES.RETAIL](#)
[Fiscal Impact Analysis INDUSTRIAL](#)
[Property Owner Feedback](#)
[Proposed Development Standards](#)
[Proposed Zoning Exhibit](#)
[PowerPoint Presentation](#)

- 12-101SP** [Conduct a Public Hearing to Consider/Discuss/Act on the Request by the City of McKinney, for Approval of a Site Plan for Two Baseball Fields and a Skatepark \(Gabe Nesbitt Community Park\), Approximately 160.00 Acres, Located on the Southeast Corner of Eldorado Parkway and Alma Road.](#)

Attachments: [PZ Staff Report](#)
[Standard Conditions Checklist](#)
[Maps](#)
[Letter of Intent](#)
[Proposed Site Plan](#)
[Proposed Landscape Plan](#)
[PowerPoint Presentation](#)

12-117M [Conduct a Public Hearing to Consider/Discuss/Act on the Semiannual Report with Respect to the Progress of the Capital Improvements Plan for Roadway and Utility Impact Fees.](#)

Attachments: [PZ Staff Report](#)
[CIP FY 2011-2012 Roadway and Utility Projects List](#)
[CIP FY 2011-2012 Roadway Projects Map](#)
[CIP FY 2011-2012 Utility Projects Map](#)
[Powerpoint 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 8th of June, 2012 at or before 5:00 p.m.

Sandy Hart, TRMC, MMC
City Secretary

If you plan to attend this public meeting and you have a disability that requires special arrangements, please contact Sandy Hart, City Secretary at 972-547-7505 or Blanca Garcia, Assistant City Secretary at 972-547-7504, 48 hours prior to the scheduled meeting. Reasonable accommodations will be made to assist you.