



CITY OF MCKINNEY, TEXAS

Agenda Planning & Zoning Commission

Tuesday, February 9, 2016

6:00 PM

Council Chambers
222 N. Tennessee Street
McKinney, Texas 75069

PURSUANT TO TEXAS GOVERNMENT CODE SECTION 551.002, A QUORUM OF THE CITY COUNCIL MAY BE PRESENT. NO CITY COUNCIL ACTION WILL BE TAKEN.

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.

16-147 [Minutes of the Planning and Zoning Commission Work Session of January 26, 2016](#)

Attachments: [Minutes](#)

16-148 [Minutes of the Planning and Zoning Commission Regular Meeting of January 26, 2016](#)

Attachments: [Minutes](#)

15-322PF [Consider/Discuss/Act on a Preliminary-Final Plat for Lots 1 and 2, Block A, of the Craig Ranch IV Addition, Located Approximately 200 Feet South of Collin McKinney Parkway and Approximately 230 Feet East of Custer Road](#)

Attachments: [PZ Report](#)
 [Standard Conditions Checklist](#)
 [Location Map and Aerial Exhibit](#)
 [Letter of Intent](#)
 [Proposed Preliminary-Final Plat](#)

16-002PF [Consider/Discuss/Act on a Preliminary-Final Plat for 454 Single Family Residential Lots and 18 Common Areas \(Southern Hills](#)

at Craig Ranch), Located Approximately 1,000 Feet East of Custer Road and approximately 300 Feet South of Collin McKinney Parkway

Attachments: [PZ Report](#)
[Standard Conditions Checklist](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Proposed Preliminary-Final Plat](#)

16-008CP [Consider/Discuss/Act on a Concept Plan for a Grocery Store, Fueling Station, Retail and Restaurants \(Westridge Retail\), Located on the Northwest Corner of Westridge Boulevard and Independence Parkway](#)

Attachments: [PZ Report](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Proposed Concept Plan](#)

END OF CONSENT AGENDA

REGULAR AGENDA ITEMS AND PUBLIC HEARINGS

15-316SP [Conduct a Public Hearing to Consider/Discuss/Act on a Site Plan and Facade Plan Appeal for a Multi-Family Development \(Avilla McKinney\), Located on the North Side of White Avenue and on the East Side of Community Avenue \(REQUEST TO BE TABLED\)](#)

Attachments: [Location Map and Aerial Exhibit](#)

16-004Z [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "PD" - Planned Development District and "REC" - Regional Employment Center Overlay District to "C1" - Neighborhood Commercial District, Located on the Northwest Corner of Lake Forest Drive and Collin McKinney Parkway](#)

Attachments: [PZ Report](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Land Use and Tax Base Summary](#)
[Existing PD Ord. No. 2002-05-038](#)
[Metes and Bounds Exhibit](#)
[Zoning Comparison Chart](#)
[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 5th day of February, 2016 at or before 5:00 p.m.

Sandy Hart, TRMC, MMC
City Secretary

Accommodations and modifications for people with disabilities are available upon request. Requests should be made as far in advance as possible, but no less than 48 hours prior to the meeting. Call 972-547-2694 or email contact-adacompliance@mckinneytexas.org with questions or for accommodations.