

AGENDA
CITY OF RICHARDSON – CITY PLAN COMMISSION
JANUARY 15, 2013
7:00 P.M.
CIVIC CENTER – COUNCIL CHAMBERS
411 W. ARAPAHO ROAD

BRIEFING SESSION: 6:00 P.M. Prior to the regular business meeting, the City Plan Commission will meet with staff in the East Conference room, located on the first floor, to receive a briefing on:

A. Discussion of Regular Agenda items

B. Staff Report on pending development, zoning permits, and planning matters

MINUTES

1. **Approval of minutes of the City Plan Commission regular business meeting of December 4, 2012.**

CONSENT AGENDA

All items listed under the Consent Agenda are considered to be routine by the City Plan Commission and will be enacted by one motion in the form listed below. There will be no separate discussion of these items unless desired, in which case any item(s) may be removed from the Consent Agenda for separate consideration.

2. **Final Plat – Bush/Central Station Addition:** A request for approval of a final plat for three lots, totaling 18.96-acres located at 1125 and 1225 E. Renner Road, and 3451 N. Plano Road; northwest corner of E. Renner Road and N. Plano Road. The property is zoned PD Planned Development. Applicant: Hugo Morales, Kimley-Horn and Associates, representing BCS MF I, LLC. *Staff: Susan Smith.*
3. **Revised Site Plan and Landscape Plan – 1225 Alma Road (companion to Item 4):** A request for approval of revised site and landscape plans for an existing two-story, 153,000-square foot office building to reflect a revised parking lot layout. The 13.39-acre site is located at 1225 Alma Road, south of E. Collins Boulevard and is zoned I-FP(2) Industrial Fire Proof. Applicant: Matt Moore, representing University Drive LLC and Collins Technology Park LP. *Staff: Israel Roberts.*

PUBLIC HEARINGS

4. **Replat – Rockwell Subdivision Lots 3A and 4A, Block 3 (companion to Item 3):** Consider and take necessary action on a request for a replat of Lots 3 and 4, Block 3 of the Rockwell Subdivision and Lot 2, Block 3 of the Collins Technology Park Addition into two (2) lots. The 25.36-acre site is located at 1225 and 1227 Alma Road, southwest corner of Alma Road and E. Collins Boulevard. Applicant: Matt Moore, representing University Drive LLC and Collins Technology Park LP. *Staff: Israel Roberts.*

5. **Zoning File 13-01:** Consider and take necessary action on a request by Michael Hampton, representing Lend Lease, for a Special Permit for a motor vehicle service station with modified development standards located at 3601 N. Jupiter Road (Southwest corner of President George Bush Turnpike and Jupiter Road). The property is currently zoned LR-M(2) Local Retail. Applicant: William S. Dahlstrom. *Staff: Chris Shacklett.*

6. **Zoning File 13-02:** Consider and take necessary action on a request by Brian Wilson, representing Toll Brothers, for amendments to the existing special conditions to allow the use of stucco on the south elevations of homes for three (3) lots adjacent to The Reserve subdivision for the development located at the southeast corner of Renner Road and Sharp Lane. The property is currently zoned RP-1500-M Patio Home. *Staff: Chris Shacklett.*

7. **Zoning File 13-03:** Consider and take necessary action on a request by Maxwell J. Fisher, representing Masterplan, to revoke Ordinance 2635-A, a Special Permit for a drive-through restaurant, and approval of a Special Permit for a motor vehicle repair shop – major to be located at 1380 W. Belt Line Road (northeast corner of Belt Line Road and Coit Road). The property is currently zoned C-M Commercial. *Staff: Chris Shacklett.*

ADJOURN

The City Hall/Civic Center is wheelchair accessible. Any requests for sign interpretive services must be made 48 hours ahead of the meeting. To make arrangements, call (972) 744-4000, or (TDD) 1-800-735-2989.

I hereby certify that the above agenda was posted on the bulletin board at City Hall on or before 5:30p.m., Friday, January 11, 2013.

Kathy Welp, Executive Secretary