

AGENDA
CITY OF RICHARDSON – CITY PLAN COMMISSION
TUESDAY, JULY 17, 2018 AT 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.**
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REGULAR BUSINESS MEETING: 7:00 P.M. – COUNCIL CHAMBERS

MINUTES

- 1. Approval of minutes of the regular business meeting of June 19, 2018.**

CONSENT

- 2. Lighting Plan – The Episcopal Church of the Epiphany:** A request for approval of a site lighting plan. The site is located at 421 Custer Road, on the southwest corner of Custer Road and Greenleaf Drive. Applicant: Michael Ufer, representing The Episcopal Church of the Epiphany. *Staff: Daniel Harper.*
- 3. Site Plan and Landscape Plan – Region 10:** A request for approval of a site plan and landscape plan to accommodate the construction of a 5,545 square foot building expansion. The site is located at 400 E. Spring Valley Road, on the northeast corner of Centennial Boulevard and Abrams Road. Applicant: Frank Canedy, RLK Engineering, Representing Region 10. *Staff: Daniel Harper.*

VARIANCE

- 4. Variance 18-02 – KDC Richardson Data Center:** Consider and take the necessary action on a request for a variance from Chapter 21, the Subdivision and Development Code, for a reduced parking ratio for a data center and to waive the requirement for a 6-foot screening wall along a portion of the south property line. The property is located at 1510 E. Lookout Drive, on the south side of Lookout Drive, east of Plano Road. Applicant: Bradley Moss, Kimley-Horn and Associates, Inc., representing Doug Hocker, Dallas DC A, LLC. *Staff: Chris Shacklett.*

PUBLIC HEARING

- 5. Replat – Region 10 Addition, Lot 1A, Block A:** Consider and take the necessary action on a request for approval of a replat to accommodate the expansion of an existing building. The 7.124 acre lot is located at the northeast corner of Centennial Boulevard and Abrams Road. Applicant: Frank Canedy, RLK Engineering, representing Region 10. *Staff: Daniel Harper.*

6. **Replat – Comfort Plaza Estates Addition, Lot 3A:** Consider and take the necessary action on a request for approval of a replat to remove the existing 40 foot building line. The 1.434 acre lot is located at the northeast corner of Central Expressway and Lookout Drive. Applicant: David Kochalka, Kimley-Horn and Associates, Inc. representing Snj-Tx Hotels LLC. *Staff: Chris Shacklett.*
7. **Replat – Bush Central Station West Addition, Lots 2B & 3, Block B:** Consider and take the necessary action on a request for approval of a replat to subdivide one (1) lot into two (2) lots. The 3.618 acre lot is located at the southwest corner of W. CityLine Dr. and Red Moon Way. Applicant: Alex Rathburn, Kimley-Horn and Associates, Inc. representing BC Station Partners LP. *Staff: Chris Shacklett.*
8. **Zoning File 18-21 – Royal Garden Towns (continued from June 19, 2018 CPC Meeting):** Consider and take the necessary action on a request for approval of a change in zoning from R-1250-M Residential to PD Planned Development for the RA-1100-M Townhomes District with modified development standards for the development of a 97 lot, single-family attached home subdivision on approximately 9.4 acres located at the southeast corner of Greenville Avenue and Centennial Boulevard. Applicant: Amna Paryani, Greenville Development, Inc. *Staff: Sam Chavez.*

ADJOURN

I HEREBY CERTIFY THAT THE ABOVE AGENDA WAS POSTED ON THE BULLETIN BOARD AT CITY HALL ON OR BEFORE 5:30 P.M., FRIDAY, JULY 13, 2018.

CONNIE ELLWOOD, EXECUTIVE SECRETARY

ACCOMMODATION REQUESTS FOR PERSONS WITH DISABILITIES SHOULD BE MADE AT LEAST 48 HOURS PRIOR TO THE MEETING BY CONTACTING TAYLOR LOUGH, ADA COORDINATOR, VIA PHONE AT 972 744-4208, VIA EMAIL AT ADACOORDINATOR@COR.GOV, OR BY APPOINTMENT AT 411 W. ARAPAHO ROAD, RICHARDSON, TEXAS 75080.

PURSUANT TO SECTION 30.06 PENAL CODE (TRESPASS BY HOLDER WITH A CONCEALED HANDGUN), A PERSON LICENSED UNDER SUBCHAPTER H, CHAPTER 411, GOVERNMENT CODE (HANDGUN LICENSING LAW), MAY NOT ENTER THIS PROPERTY WITH A CONCEALED HANDGUN.

PURSUANT TO SECTION 30.07 PENAL CODE (TRESPASS BY HOLDER WITH AN OPENLY CARRIED HANDGUN), A PERSON LICENSED UNDER SUBCHAPTER H, CHAPTER 411, GOVERNMENT CODE (HANDGUN LICENSING LAW), MAY NOT ENTER THIS PROPERTY WITH A HANDGUN THAT IS CARRIED OPENLY.