

AGENDA
CITY OF RICHARDSON - CITY PLAN COMMISSION
JUNE 2, 2015
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 regular business meeting of May 19, 2015.**

CONSENT ITEMS

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. **Revised Site and Landscape Plans – First Baptist Church Richardson (companion to Item 6):** A request for approval of revised site and landscape plans to reflect a building expansion totaling approximately 57,820 square feet. The 18.9-acre site is located at 1001 N. Central Expressway, northwest corner of Central Expressway and Arapaho Road. Applicant: David Bond, Spiars Engineering, representing First Baptist Church Richardson. *Staff: Israel Roberts.*
3. **Revised Site and Landscape Plans – Richardson Plaza (companion to Item 7):** A request for approval of revised site and landscape plans to reflect a 9,675 square foot addition to the existing building to accommodate a fitness facility. The 10.8 acre site is located at 110 W. Campbell Road, at the northwest corner of Campbell Road and Alamo Road. Applicant: Juan Vasquez, Vasquez Engineering, representing Leon Capital. *Staff: Israel Roberts.*
4. **Final Plat – Galatyn Urban Center, Lot 1, Block B:** A request for approval of a final plat to create a single lot for the development of a four-story multi-family building totaling 388 units, and a parking structure. The 5.36-acre site is located at 1050 Galatyn Parkway, the southwest corner of Galatyn Parkway and Glenville Drive. Applicant: Matt Lucas, Kimley-Horn and Associates. *Staff: Mohamed Bireima.*

VARIANCE

5. **Variance 15-11 – DFC Dominion Gym:** Consider and take necessary action on a request for approval of a variance to Chapter 21 of the Subdivision and Development Code for a reduction to the required parking for a martial arts facility. The site is located at 1600 N. Plano Road, the northeast corner of Plano Road and Collins Boulevard. Applicant: Baqash Wilson, representing DFC Dominion Gym. *Staff: Mohamed Bireima.*

PUBLIC HEARINGS

6. **Replat – Meadowglen Addition, Lot 1A, Block B (companion to Item 2):** Consider and take necessary action on a request for approval a replat to abandon and dedicate easements necessary to accommodate a building expansion to the existing religious facility campus. The 18.9-acre site is located at 1001 N. Central Expressway, northwest corner of Central Expressway and Arapaho Road. Applicant: David Bond, Spiars Engineering, representing First Baptist Church Richardson. *Staff: Israel Roberts.*
7. **Replat – K-Mart Plaza Addition, Lot 1C, Block 1 (companion to Item 3):** Consider and take necessary action on a request for approval of a replat to dedicate and abandon easements necessary to accommodate a building expansion on the site. The 10.8 acre site is located at 110 W. Campbell Road, northwest corner of Campbell and Alamo Roads. Applicant: Juan Vasquez, Vasquez Engineering, representing Leon Capital. *Staff: Israel Roberts.*
8. **Replat – Telecom Park Addition, Lots 2B and 3A, Block A:** Consider and take necessary action on a request for approval of a replat to relocate lot lines. The 18.08 acre site is located 2703 Telecom Parkway and 3200 Research Drive, at the southwest corner of Research Drive and Telecom Parkway. Applicant: Bruce Greer, representing Cotnet 190, Ltd. *Staff: Israel Roberts.*
9. **Zoning File 15-11 – Bridge Builder Academy:** Consider and take necessary action on a request for approval of a Special Permit for a private school to be located at 1221 W. Campbell Road, south side of Campbell Road, east of Mimosa Drive. The property is currently zoned LR-M(1) Local Retail. Applicant: Michael Bronsky, representing Bridge Builder Academy. *Staff: Chris Shacklett.*

ADJOURN

Accommodation requests for persons with disabilities should be made at least 48 hours prior to the meeting by contacting Susan Mattison, ADA Coordinator, via phone at 972-744-0908, via email at ADACoordinator@cor.gov or by appointment at 1621 E. Lookout Drive, Richardson, Texas 75082.

I hereby certify that the above agenda was posted on the bulletin board at City Hall on or before 5:30 p.m., Friday, May 29, 2015.

Kathy Welp, Executive Secretary