



AGENDA

Planning & Zoning Commission
February 7, 2013 - 7:00 PM

COUNCIL CHAMBERS, 2nd Floor
CITY HALL, 1945 E. Jackson Road

TO CONSIDER THE FOLLOWING ITEMS:

DINNER AND BRIEFING SESSION: 5:45 PM: The dinner and briefing session is held in the City Council Briefing Room, behind the City Council Chambers. No public testimony will be allowed at the briefing.

CALL MEETING TO ORDER: 7:00 PM

1. **MINUTES:** Approval of the minutes of **January 10, 2012**.

INDIVIDUAL CONSIDERATION

2. Consider final action approval of a **Preliminary Plat for DC International**. The approximately 6.9-acre tract is located on the north side of Plano Parkway approximately 1,300 feet west of Dozier Road and is currently zoned for the (CC) Corporate Commercial District. Case No. 02-13PP1 DC International/Binkley & Barfield, C&P. Case Coordinator: Michael McCauley.

PUBLIC HEARINGS

3. Hold a public hearing and consider approval of a change in zoning to a **Planned Development District for DC International** to allow the development of a corporate headquarters and distribution center (Manufacturing, Warehousing and Distribution Office Facility). The approximately 6.9-acre site is located on the north side of Plano Parkway approximately 1,300 feet west of Dozier Road and is currently zoned (CC) Corporate Commercial District. Case No. 02-13Z1 DC International/Binkley & Barfield, C&P. Case Coordinator: Michael McCauley.
4. Hold a public hearing and consider approval of a **Special Use Permit for an Accessory Use on a Lot Separate from the Main Use**. The approximately 3.55-acre site is located on the north side of Crosby Road between IH-35E and the Burlington Northern & Santa Fe Railroad and is currently zoned for the (FWY) Freeway Commercial District with the I-35E Interstate Overlay District. Case No. 01-13SUP1 Edwards Mail Service/Studio & Crew, Inc. Case Coordinator: Michael McCauley.

5. Hold a public hearing and consider approval of an **Amendment to the Future Land Use Map of the Comprehensive Plan**. The request is to change the future land use designation from Medium Intensity Commercial to Single Family Detached. The approximately 13.507-acre site is located at the northwest corner of Old Denton Road and Carrollton Parkway and is currently zoned PD-123 for the (LR-2) Local Retail District. Case No. 12-12MD1 The Ridge (comp plan)/Nathan D. Maier, Inc. Acquisition. Case Coordinator: Michael McCauley.
6. Hold a public hearing and consider approval of **Amendments to PD-123 for the (LR-2) Local Retail District, changing the base zoning to the (SF-5/12) Single-Family Residential District with modified development standards**. The approximately 13.507-acre site is located at the northwest corner of Old Denton Road and Carrollton Parkway and currently is zoned PD-123 for the (LR-2) Local Retail District. Case No. 12-12Z1 The Ridge (zoning)/Nathan D. Maier, Inc. Case Coordinator: Michael McCauley.
7. Hold a public hearing and consider approval of a **Special Use Permit for Accessory Buildings Not Meeting the Façade Masonry Requirement**. The approximately 3.9-acre site is located at 3918 Old Denton Road and currently is zoned PD-89 for the (O-2) Office District. Case No. 02-13SUP1 Dallas Agape Mission Church/ Pastor Chang Youn. Case Coordinator: Michael McCauley.
8. Hold a public hearing and consider approval of **Text Amendments to the Comprehensive Zoning Ordinance** regarding adding new provisions regulating renewable energy systems in single-family zoning districts. Case No. 01-13ZT1 Single-Family Residential District Amendments/City of Carrollton. Case Coordinator: Michael McCauley.
9. Hold a public hearing and consider approval of **Text Amendments to the Comprehensive Zoning Ordinance** regarding Article XVI (FWY) Freeway District and Article V Use of Land and Structures. Case No. 09-12ZT1 Freeway District amendments/City of Carrollton. Case Coordinator: Christopher Barton.

OTHER BUSINESS:

- a. **Case No. 02-13MD1 Annual Development Report**
- b. **Staff Reports**

VISITORS' COMMENTS: Hearing of any citizen/visitor on items not listed on the regular agenda. Pursuant to state open meetings law, the Planning & Zoning Commission is restricted in discussing or taking action on items not posted on the agenda. Action on such issues can only be taken at a future meeting.

ADJOURNMENT

INFORMATION FOR APPLICANTS AND THE PUBLIC

The Planning & Zoning Commission holds regular meetings on the first Thursday of each month. Special meetings are held on the third Thursday of each month as needed. If a meeting date is canceled, postponed or rescheduled notice will be posted at the City Hall. The Planning & Zoning Commission follows the printed agenda.

The meeting is being taped; if you have testimony, please step forward to the podium and give your name and address prior to your remarks.

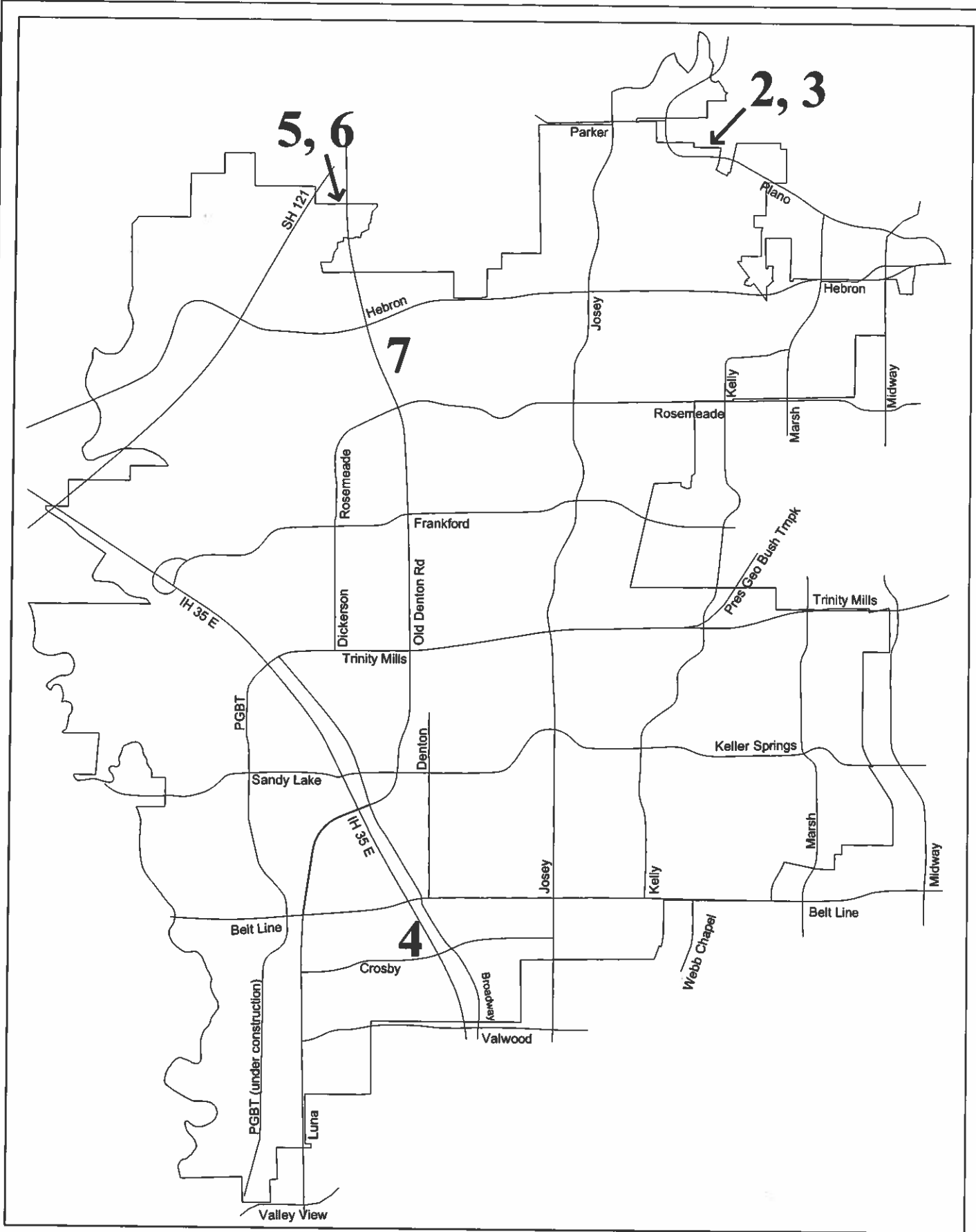
DATE POSTED: January 31, 2013
TIME POSTED: 4:30 pm
POSTED BY: Lydia Tormos

CITY HALL BULLETIN BOARD

CERTIFICATE – I certify that the above agenda giving notice of this meeting was posted on the bulletin board at the City Hall of the City of Carrollton, Texas, on the Thirty-First day of January, 2013, at 5:00 PM.

Lydia Tormos

This building is wheelchair accessible. For accommodations or signed interpretive services, please contact the City Secretary's office 48 hours in advance of this meeting at 972-466-3021.



**Planning & Zoning Commission
Case Locator Map
February 7, 2013**