



AGENDA
Regular Meeting of the
Prosper Planning & Zoning Commission
108 W. Broadway St., Prosper, Texas
Town of Prosper Municipal Chambers
Tuesday, April 19, 2016, 6:00 p.m.

1. Call to Order / Roll Call.
2. Pledge of Allegiance.

CONSENT AGENDA

(Items placed on the Consent Agenda are considered routine in nature and are considered non-controversial. The Consent Agenda can be acted upon in one motion. A Planning & Zoning Commissioner may remove any item for discussion and separate action. Planning & Zoning Commissioners may vote nay on any single item without comment and may submit written comments as part of the official record.)

- 3a. Consider and act upon minutes from the April 5, 2016, Regular Planning & Zoning Commission meeting.
- 3b. Consider and act upon a Site Plan for a parking lot (Prosper United Methodist Church), on 1.0± acre, located on the northeast corner of Church Street and Third Street. This property is zoned Downtown Office (DTO). (D16-0001).
- 3c. Consider and act upon a Site Plan for six office/warehouse buildings (Prosper Business Park, Phase 2), on 13.9± acres, located on the east side of future Cook Lane, 1,650± feet south of Prosper Trail. This property is zoned Planned Development-26 (PD-26). (D16-0029).
- 3d. Consider and act upon a Final Plat for Prosper Business Park, Block A, Lots 8 and 9 and Block B, Lots 1, 2, 3, and 8, and consider and act upon a Revised Conveyance Plat for Prosper Business Park, Block A, Lot 8R, on 34.9± acres, located on the east side of future Cook Lane, 1,650± feet south of Prosper Trail. This property is zoned Planned Development-26 (PD-26). (D16-0030).
- 3e. Consider and act upon a Final Plat for CVS Prosper Addition, Block A, Lot 1, on 2.0± acres, located on the northeast corner of US 380 and Coit Road. This property is zoned Planned Development-38 (PD-38). (D16-0031).
- 3f. Consider and act upon a Revised Conveyance Plat for Gates of Prosper, Block A, Lots 2R, 5, 6 and 7, on 12.0± acres, located on the southeast corner of Preston Road and future Richland Boulevard. This property is zoned Planned Development-67 (PD-67). (D16-0032).
- 3g. Consider and act upon a Final Plat for Windsong Ranch Marketplace, Block A, Lots 3, 4, 7, and 8, and consider and act upon a Conveyance Plat for Windsong Ranch Marketplace, Block A, Lots 1, 2, 5, and 6, on 24.4± acres, located on the northeast corner of US 380 and Gee Road. This property is zoned Planned Development-40 (PD-40). (D16-0034).

- 3h. Consider and act upon a Site Plan for a retail shell building in Windsong Ranch Marketplace, on 1.2± acres, located on the east side of Gee Road, 300± feet north of US 380. This property is zoned Planned Development-40 (PD-40). (D16-0035).

REGULAR AGENDA

(If you wish to address the Planning & Zoning Commission during the regular agenda, please fill out a "Speaker Request Form" and present it to the Chair prior to the meeting. Citizens wishing to address the Planning & Zoning Commission for items listed as public hearings will be recognized by the Chair. Those wishing to speak on a non-public hearing related item will be recognized on a case-by-case basis, at the discretion of the Planning & Zoning Commission.)

4. Conduct a Public Hearing, and consider and act upon a request to rezone 5.5± acres, located on the east side of Preston Road, 1,750± feet south of Prosper Trail, from Single Family-15 (SF-15) to Retail (R). (Z16-0007).
5. Conduct a Public Hearing, and consider and act upon a request for an extension of a Specific Use Permit (SUP) for a Concrete Batching Plant, on 5.0± acres, located on the west side of Dallas Parkway, 900± feet south of First Street. The property is zoned Planned Development-19-Commercial Corridor and Specific Use Permit-6 (PD-19-CC and S-6). (S16-0006).
6. Conduct a Public Hearing, and consider and act upon a request for a Specific Use Permit (SUP) for a Private Street Development, on 100.0± acres, located on the south side of Prosper Road, 2,100± feet west of Legacy Drive. (S16-0005).
7. Consider and act upon a request to amend the Future Land Use Plan from Retail & Neighborhood Services to High Density Residential, on the northeast corner of First Street and Coit Road, to allow for an age-restricted, private gated, senior living development. (CA16-0002). [*Companion Case Z16-0004*]
8. Consider and act upon a request to rezone 12.7± acres, from Retail (R) to Planned Development-Multifamily (PD-MF), located on the northeast corner of First Street and Coit Road, to allow for an age-restricted, private gated, senior living development. (Z16-0004). [*Companion Case CA16-0002*]
9. Review actions taken by the Town Council and possibly direct Town Staff to schedule topic(s) for discussion at a future meeting.
10. Adjourn.

Note: The order in which items are heard on the agenda is subject to change.

CERTIFICATION

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted on the inside window at the Town Hall of the Town of Prosper, Texas, a place convenient and readily accessible to the general public at all times, and said Notice was posted on April 15, 2016, at 5:00 p.m. and remained so posted at least 72 hours before said meeting was convened.

Robyn Battle, Town Secretary

Date Notice Removed

Pursuant to Section 551.071 of the Texas Government Code, the Planning & Zoning Commission reserves the right to consult in closed session with its attorney and to receive legal advice regarding any item listed on this agenda.

NOTICE

Pursuant to Town of Prosper Ordinance No. 13-63, all speakers other than Town of Prosper staff are limited to three (3) minutes per person, per item, which may be extended for an additional two (2) minutes with approval of a majority vote of the Planning & Zoning Commission.

NOTICE OF ASSISTANCE AT PUBLIC MEETINGS: The Prosper Planning & Zoning Commission meetings are wheelchair accessible. For special services or assistance, please contact the Town Secretary's Office at (972) 569-1011 at least 48 hours prior to the meeting time.