



PLANNING

To: Planning & Zoning Commission
From: Jerron Hicks, Planner
Through: David Hoover, AICP, Director of Development Services
Cc: Suzanne Porter, AICP, Planning Manager
Re: Planning & Zoning Commission Meeting – April 23, 2024

Item No. 3f

Agenda Item:

Consider and act upon a request for a Final Plat of Frontier Retail Center, Block A, Lot 6, on 16.9± acres, located on the south side of Frontier Parkway and 250± feet east of Dallas Parkway. (DEVAPP-23-0179)

Future Land Use Plan:

The Future Land Use Plan designates this area as Dallas North Tollway District.

Zoning:

The property is zoned Planned Development-69 (Retail).

Conformance:

The Final Plat conforms to the development standards of Planned Development-69.

Description of Agenda Item:

The purpose of this Final Plat is to dedicate easements necessary for the development of a Big Box, gas pumps, kiosk, and a car wash.

Companion Item:

As companion items, the Site Plan (DEVAPP-23-0182) and the Façade Plan (DEVAPP-23-0180) are on this Planning & Zoning Commission agenda.

Attached Documents:

1. Location Map
2. Final Plat

Town Staff Recommendation:

Town Staff recommends approval of the Final Plat, subject to:

1. Town Council approval of the Site Plan and Façade Plan, and
2. Approval of all additions and/or alterations to the easements and dedications.