



PLANNING

To: Planning & Zoning Commission **Item No. 4d**

From: Dakari Hill, Senior Planner

Through: David Hoover, AICP, Director of Development Services

Cc: Suzanne Porter, AICP, Planning Manager

Re: Planning & Zoning Commission Meeting – February 20, 2024

Agenda Item:

Consider and act upon a request for a Site Plan for The Offices at Prosper Trail, Phase 2, Block A, Lot 1, on 3.7± acres, located on the northwest corner of Shawnee Trail and Prosper Trail. (DEVAPP-23-0127)

Future Land Use Plan:

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

Zoning:

The property is zoned Planned Development-75 (Office District).

Conformance:

The Site Plan conforms to the development standards of Planned Development-75.

Description of Agenda Item:

The Site Plan consists of eight office buildings totaling 33,508 square feet. The Site Plan (D21-0124) for Phase 1 of this development was approved by the Planning & Zoning Commission on April 5, 2022.

Access:

Access is provided from Shawnee Trail and Prosper Trail. Cross access is provided between both phases of the development.

Landscaping, Open Space, and Screening:

The proposed development complies with all landscaping, open space, and screening requirements.

Companion Item:

As a companion item, the Final Plat (DEVAPP-24-0009) is on this Planning & Zoning Commission agenda.

Attachments:

1. Location Map
2. Site Plan

Town Staff Recommendation:

Town Staff recommends approval of the Site Plan.