



## PLANNING

To: Planning & Zoning Commission

Item No. 3b

From: Dakari Hill, Senior Planner

Through: David Soto, Planning Manager

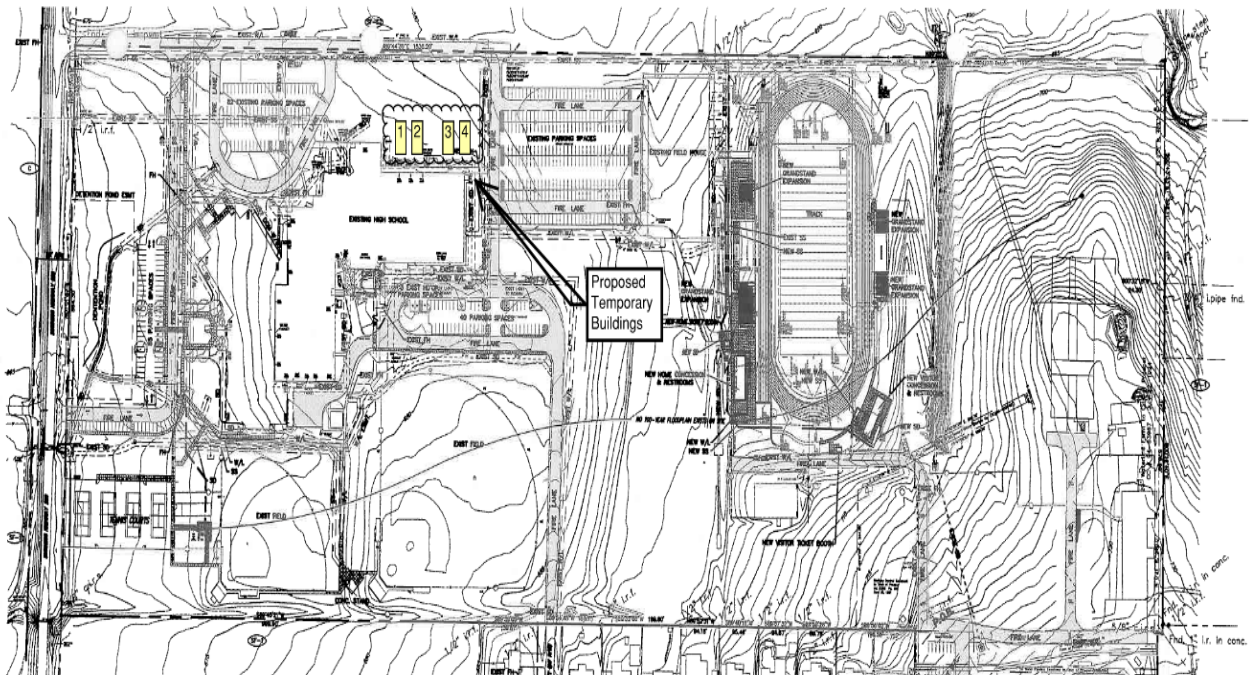
Re: Planning & Zoning Commission Meeting – June 20, 2023

### Agenda Item:

Consider and act upon a request for a Revised Site Plan for a Public School, on 73.8± acres, located south of East Prosper Trail and east of North Coleman Street. The property is zoned Single Family-15 (SF-15). (D14-0003)

### Description of Agenda Item:

The Revised Site Plan shows 4 portable buildings for an existing middle school as shown below:



Per the zoning ordinance, temporary buildings (portable buildings) are permitted by right for public schools. The applicant shall submit a site plan, and a letter of intent explaining the reasons for the temporary buildings (portable buildings). Temporary buildings shall be allowed for a three-year period from when the site plan has been approved. After the initial three-year period, a request for a one-year extension of the temporary building permit may be granted by the Planning and Zoning Commission.

Access will be provided from Eagle Way, North Coleman Street, and North Church Street. The Revised Site Plan (D14-0003) conforms to the Single Family-15 (SF-15) development standards.

**Attached Documents:**

1. Location Map
2. Revised Site Plan
3. Letter of Intent

**Town Staff Recommendation:**

Town staff recommends approval of the Revised Site Plan, subject to:

1. Town staff approval of civil engineering, irrigation plan, and address plan.
2. Town staff approval of all fire hydrants, fire department connections (FDC) and fire lanes, including widths, radii, and location.