



PLANNING

To: Planning & Zoning Commission

Item No. 3d

From: Jerron Hicks, Planner

Through: David Hoover, Director of Development Services

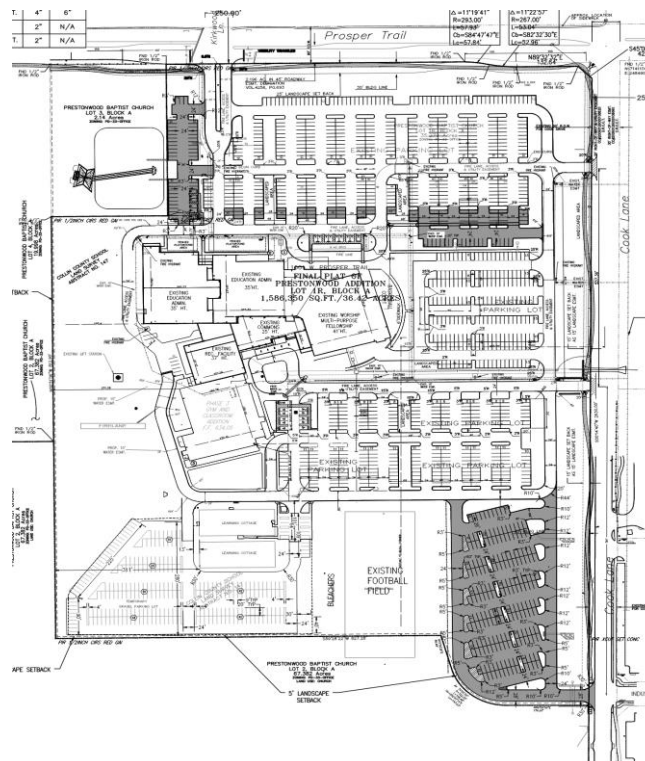
Re: Planning & Zoning Commission Meeting – August 15, 2023

Agenda Item:

Consider and act upon a request for a Revised Site Plan for a House of Worship, on 35.3± acres, located on the southwest corner of West Prosper Trail and Cook Lane. The property is zoned Planned Development-26 (PD-26) Centex-Prosper Business Park. (DEVAPP-23-0112)

Description of Agenda Item:

The Site Plan shows an addition of 318 parking spaces for a church as shown below:



Access will be provided from West Prosper Trail and Cook Lane. The Site Plan (DEVAPP-23-0112) conforms to the Planned Development-26 (PD-26) development standards.

As a companion item, the Replat/Revised Conveyance Plat (DEVAPP-23-0108) is also on the Planning & Zoning Commission agenda for August 15, 2023.

Attached Documents:

1. Location Map
2. Site Plan

Town Staff Recommendation:

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

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