Planning & Zoning Commission

City Council Tri-Annual Update
January 22, 2019



Presentation Agenda

- Purpose of the Commission
- Current Commissioners
- Review Accomplishments for 2018 Q4+
- Review FY 2018-19 Work Program / Big Items for the Future
- Other items
- Direction from Council



Purpose of the Commission

The Planning and Zoning Commission serves as an advisory board to the City Council concerning matters primarily related to the development and use of private property and the planning of public improvements.



Current Commissioners



- David Moore Chairman
- Sergio De Los Santos Vice Chairman



Accomplishments 2018 Q4+: Development Cases

41.2 %

Reviewed/acted upon development requests:

Case Type	Aug – Dec 2018	Aug – Dec 2017
Rezonings	8	3
Specific Use Permits	6	3
Site Plans	6	6
Plats	4	5
Total – P&Z Action	24	17



Total Cases Completed: 2018 vs 2017

21.3 %

Reviewed/acted upon development requests:

Case Type	2018	2017
Rezonings	14	10
Specific Use Permits	18	19
Site Plans	13	18
Plats	14	9
Total – P&Z Action	59	56
Administrative Site Plan Approvals	15	5
Grand Total	74*	61



^{*}excludes the 26 cases currently pending/under review

Total Cases Received/Initially Processed: 2018 vs 2017

54.2 %

Cases received/initially processed by Planning staff:

Case Type	2018	2017
Rezonings	18	9
Specific Use Permits	19	20
Site Plans	37	19
Total	74*	48*



^{*}excludes 15 plats applications (compared to 6 received in 2017) reviewed by Public Works/presented by Planning

Accomplishments 2018 Q4+: Presentations/ Discussions

- Hotel development trends and current zoning regulations
- Placemaking characteristics
- City-initiated zoning amendments related to PD districts within the IH-35 Corridor
- Continued to receive monthly updates regarding development cases considered by City Council (on-going)



Accomplishments 2018 Q4+: Presentations/ Discussions

 Permeable pavement types at Texas A&M AgriLife Extension Service





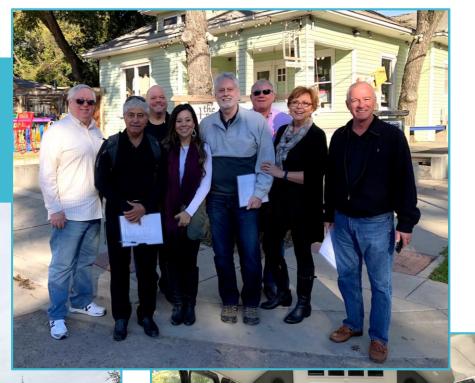


Accomplishments 2018 Q4+: Commission Retreat (11/12/18)

- Video presentation regarding economics of place
- Tours and discussion related to various sites around Dallas:
 - Bishop Arts District
 - Cox Farms Market/Sylvan Thirty
 - Trinity Groves
 - Design District
 - George W. Bush Presidential
 Center Parking Lot
 - US75/Richardson Main Street/
 Central Expressway Corridor
 - CityLine













FY 2018-19 Work Program / Big Items for the Future

- Commission's work program aligns with Council Strategic Initiatives and Critical Business Outcomes for FY2018-19
 - IH-35 Corridor interim rezonings (*underway estimated completion Apr.*)
 - Initiate IH-35 Corridor vision study (Apr.-May)
 - Update landscaping regulations (CZO) (initiate March)
 - Evaluate (and possibly amend) non-conforming properties regulations (CZO) (*initiate May*)
 - Update parking regulations (CZO)
 (late summer)



Other Items

- Additional action items (longer term)
 (Council requested)
 - Determine strategy to address hotel uses throughout the city
 - Evaluate uses/items that require SUP to determine if that is the most appropriate means for regulating use/item
 - Propose code amendments related to quality multi-family standards
 - Propose code amendments regarding allowing alternate types of durable exterior building materials (residential and commercial)

Other Items

- Additional action items (longer term)
 (P&Z Commission requested)
 - Consider alternate fence types (residential)
 - Receive presentation regarding approved bond items including general time line for implementing the bond related projects
 - Receive presentation from FB Police regarding potential safety measures for multi-family developments
 - Tour of various recently completed development projects, as well as new projects that may be under construction

Direction from Council

- Is there anything that the Commission needs to focus on as your board?
- Is there any particular direction as to how you would like the Commission to proceed on a particular project/ program?



Thank you

