



CITY OF DALLAS

CITY PLAN COMMISSION

**BUS TOUR AGENDA**

Thursday, January 12, 2006

9:00 a.m.

(The City Plan Commission may visit any site that appears on the January 12, 2006, City Plan Commission agenda as necessary.)

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1. **Z056-143(RB)**  
Richard Brown  
(CC Dist. 14)  
(Emmons)

An application for a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict Uses within Planned Development District No. 193, the Oak Lawn Special Purpose District, on property bounded by **Cedar Springs Road, Hawthorne Avenue, Hartford Street, and the northern half of Raleigh Street.**

Staff Recommendation: **Approval**, subject to a conceptual plan and staff's recommended conditions.

Applicant: Winston Capital Corporation  
Representative: Karl Crawley  
CPC Hearing Date: January 26, 2006
  
2. **Z056-145(DW)**  
Davis Whitley  
(CC Dist. 2)  
(Strater)

An application for an MU-2 Mixed Use District on property zoned an IR Industrial Research District at the **east corner of Maple Avenue and Fielder Court.**

Staff Recommendation: **Denial**

Applicant: Jerry Surber  
Representative: Coker Company  
CPC Hearing Date: January 26, 2006
  
3. **Z056-108(JH)**  
Jennifer Hiromoto  
(CC Dist. 7)  
(Bagley)

An application for a Planned Development District on a property zoned a RS-I Regional Service Industrial Subdistrict, a P (A) Parking Subdistrict, a MF-2(A) Multifamily Subdistrict, and a CC Community Commercial Subdistrict in Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, on property **bounded by Ervay Street, Grand Avenue, Lamar Street, Parnell Street and GCSF railroad.**

Staff Recommendation: **Approval**, subject to site plans and staff's conditions

Applicant: DISD  
Representative: Santos Martinez, Masterplan  
CPC Hearing Date: January 26, 2006 (Tentative)

4. **Z056-123(RB)**  
Richard Brown  
(CC Dist. 9)  
(Cunningham)

An application for a TH-2(A) Townhouse District on property zoned an R-7.5(A) Single Family District and an application for a Specific Use Permit for a Convalescent and nursing homes, hospice care, and related institutions use located at the **east corner of Lake Highlands Drive and Easton Road** with consideration being given to the granting of a TH-1(A) Townhouse District in lieu of the requested TH-2(A) Townhouse District.

Staff Recommendation: **Approval** of a TH-1(A) Townhouse District in lieu of the requested TH-2(A) Townhouse District, and approval of a Specific Use Permit for a Convalescent and nursing homes, hospice care, and related institutions for a ten-year period with eligibility for automatic renewal for additional ten-year periods, subject to a site plan and staff's recommended conditions.

Applicant: Javelin Capital Partners, LLC

Representative: Dallas Cothrum

CPC Hearing Date: Pending

5. **Z045-269(RB)**  
Richard Brown  
(CC Dist. 2)  
(Strater)

A City Plan Commission authorized hearing to determine proper zoning with consideration being given to a Planned Development Subdistrict for Single family uses with specific consideration of minimum lot size, minimum building setbacks, and maximum dwelling unit density, on property zoned a TH-2 Townhouse Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District on property bounded by **Inwood Road, Rawlins Street, Hedgerow Drive, Cedar Springs Road, Carlson Drive and Vandelia Street.**

Staff Recommendation: **Approval** of a Planned Development Subdistrict for Single family uses, subject to conditions

CPC Hearing Date: February 2, 2006