

Planner: Hannah Carrasco

FILE NUMBER: M212-058(HC)

DATE FILED: September 30, 2022

LOCATION: Northwest corner of Abernathy Avenue and Lombardy Lane

COUNCIL DISTRICT: 6

SIZE OF REQUEST: ±28.9 acres

CENSUS TRACT: 48113009803

APPLICANT/OWNER: Dallas Area Rapid Transit

REPRESENTATIVE: Karl Crawley, Masterplan

REQUEST: An application for a minor amendment to an existing development plan and landscape plan on property zoned Planned Development District No. 756.

STAFF RECOMMENDATION: Approval.

PLANNED DEVELOPMENT DISTRICT No. 756

<https://dallascityhall.com/departments/city-attorney/Articles/PDF/Article%20756.pdf>

PD No. 641 Exhibits

<https://dallascityhall.com/departments/city-attorney/articles/Exhibits/756A.pdf>

<https://dallascityhall.com/departments/city-attorney/articles/Exhibits/756B.pdf>

BACKGROUND INFORMATION:

On May 23, 2007, the Dallas City Council established Planned Development District No. 756 by Ordinance No. 26751.

REQUEST DETAILS:

The applicant is requesting a minor amendment to the existing development plan and landscape plan for a railroad yard, roundhouse, or shops use. The minor amendment allows for the addition and construction of an approximately 1,000 square foot generator yard and associated changes to the surrounding landscaping and parking area, and an approximately 400 square foot communications building that is 15 feet in height.

This is not a change in zoning request and no changes to the existing zoning standards can be considered. The only purpose of this hearing is to determine if the proposed plan amendment complies with the standards established for minor amendments. The City code requires that if the plan amendment complies with the standards for a minor amendment, the plan shall be approved

Staff has determined that the request meets the minor amendment criteria for a development plan and landscape plan and does not violate other applicable code requirements.

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Garland
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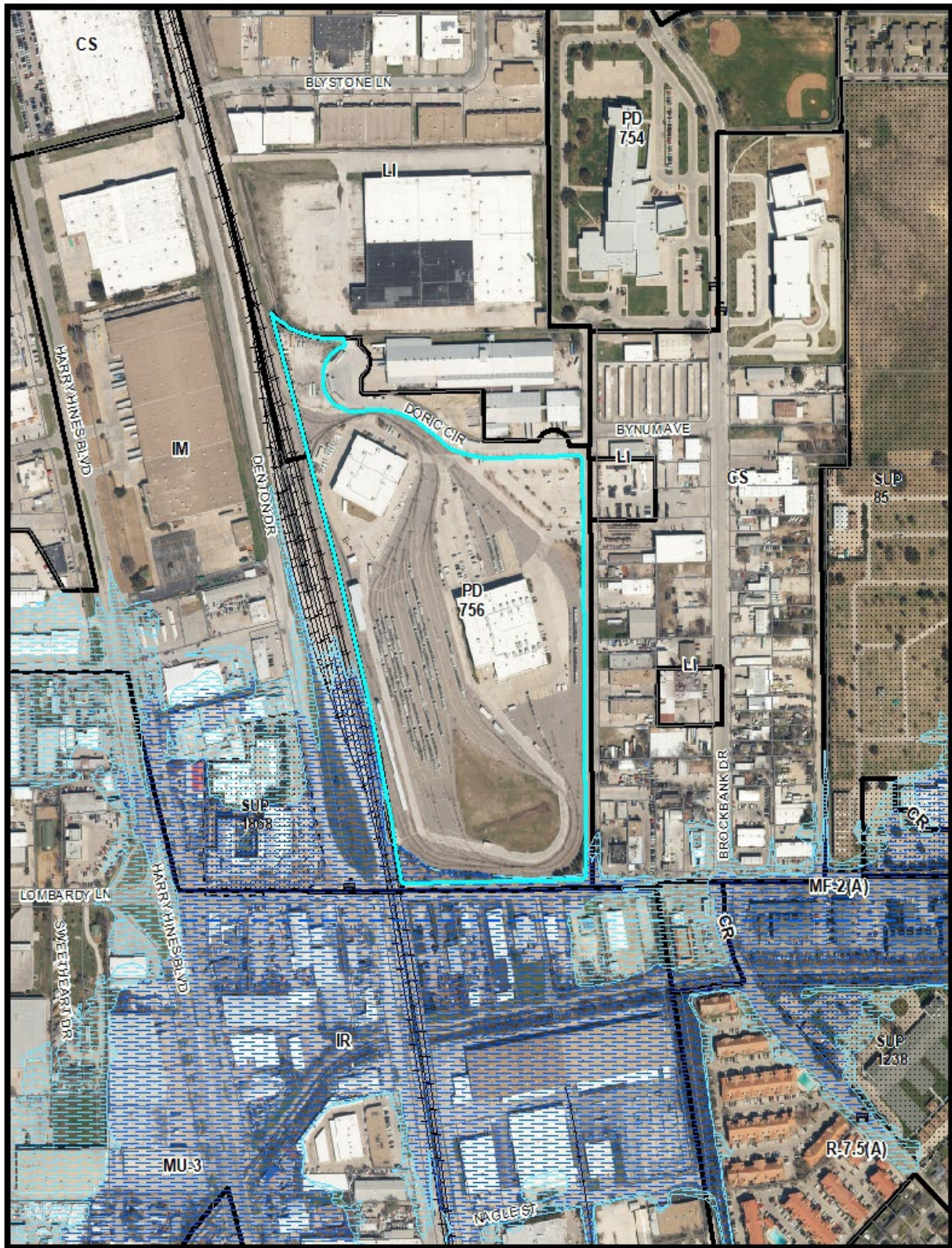
Plano
Paul N Wageman

Richardson, University Park, Addison and Highland Park
Gary Slagel

Carrollton and Irving
Doug Hrbacek

Plano and Farmers Branch
Glenn Callison

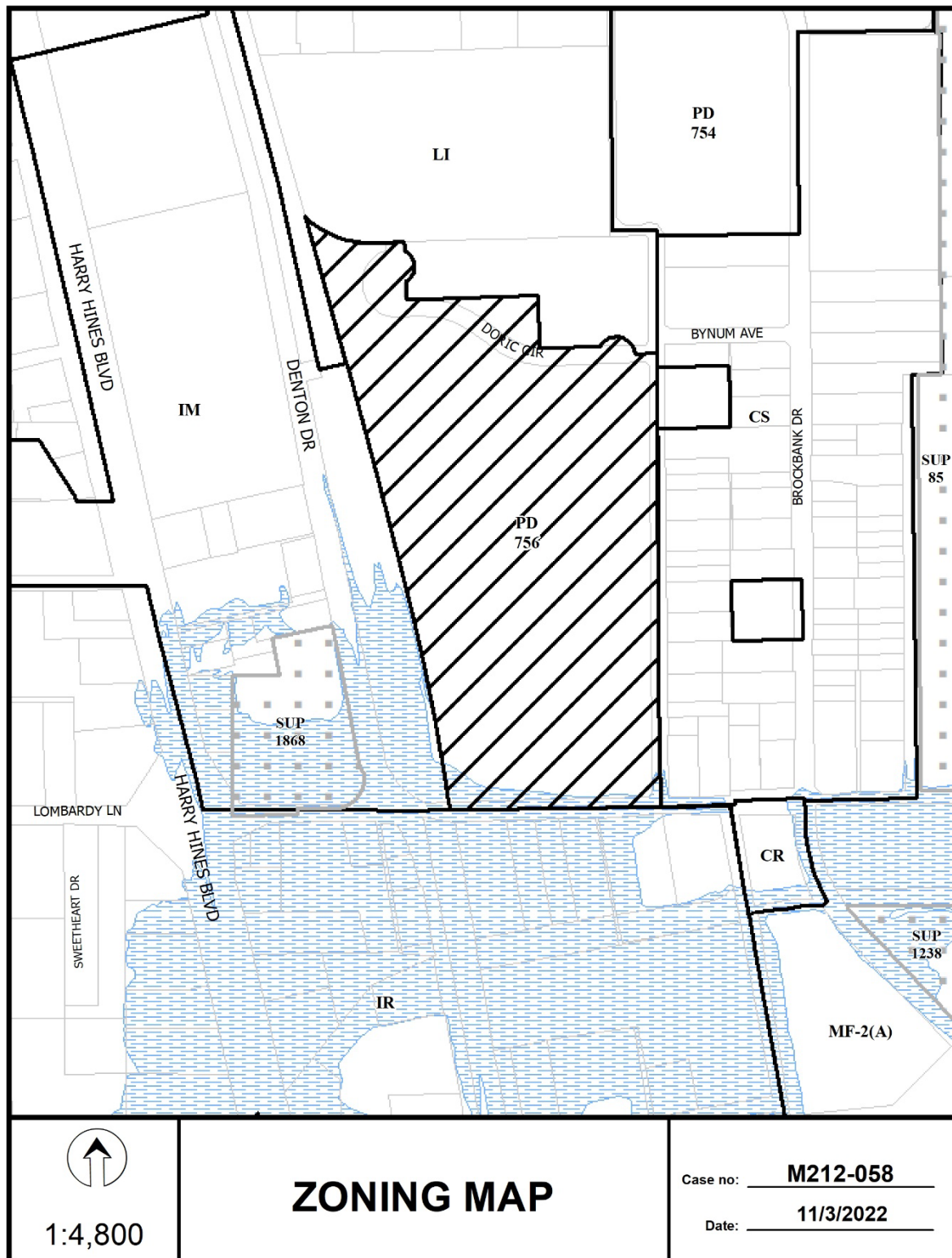
Garland, Rowlett and Glenn Heights
Mark Enoch



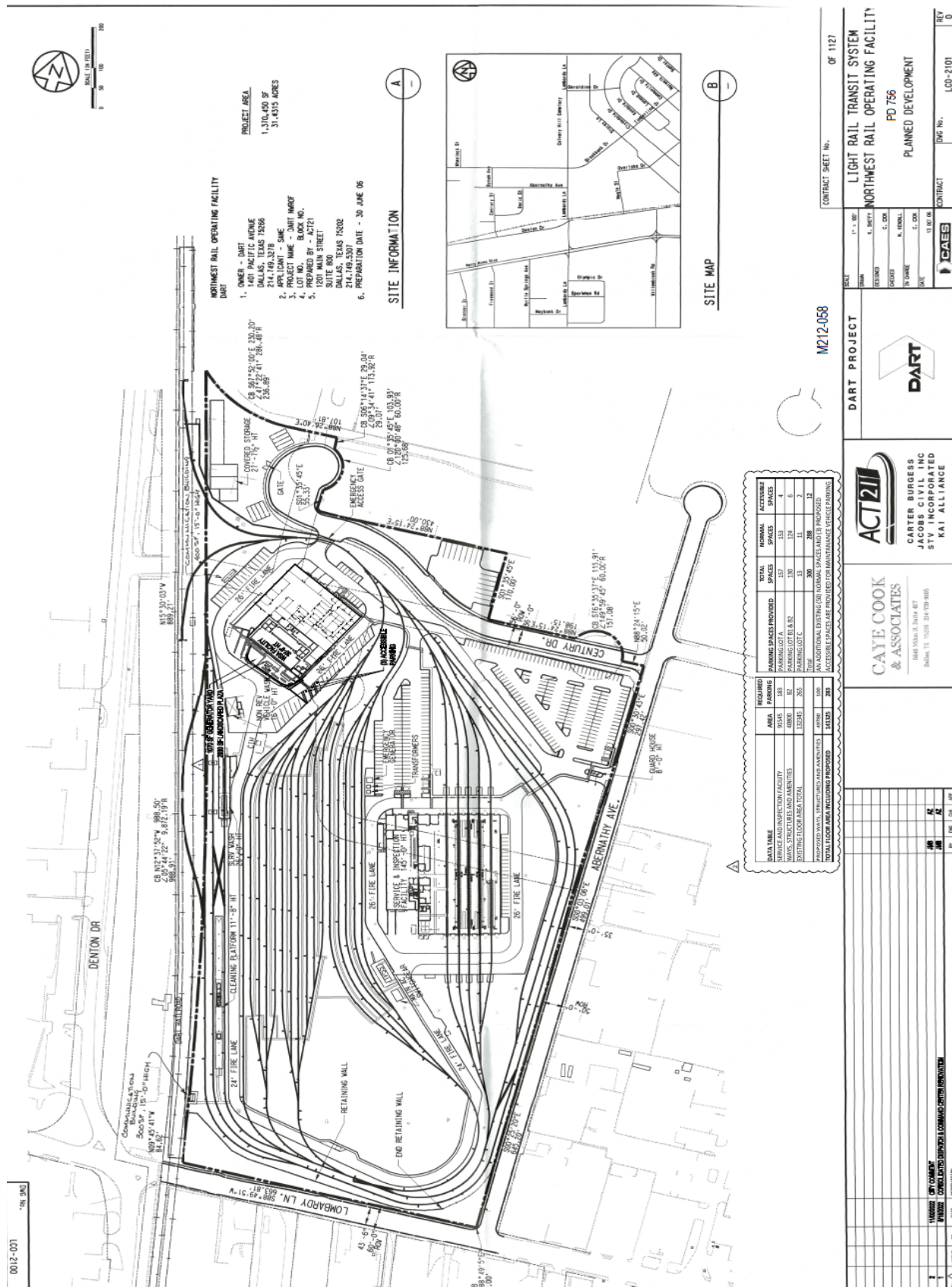
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Aerial Map

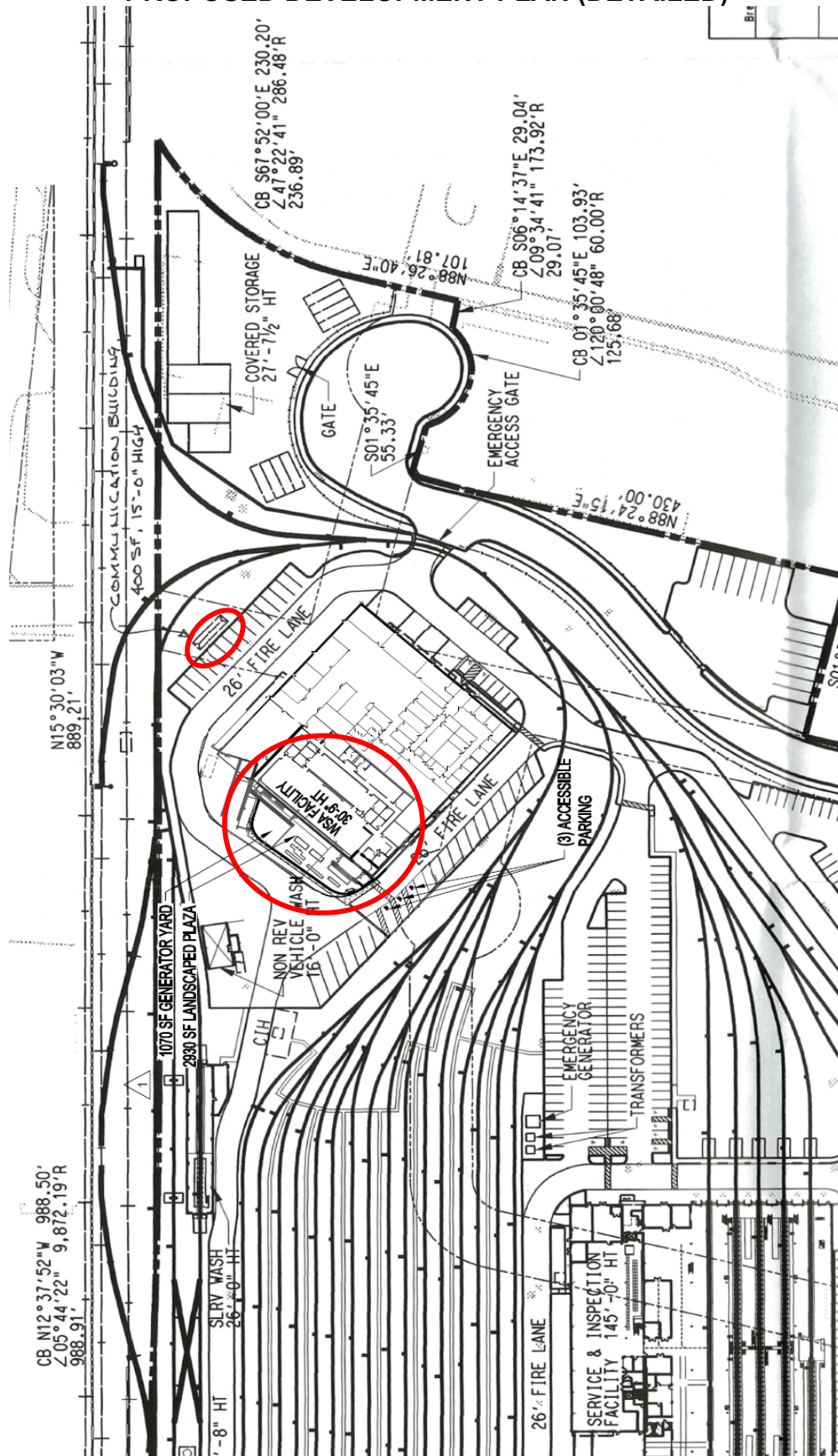
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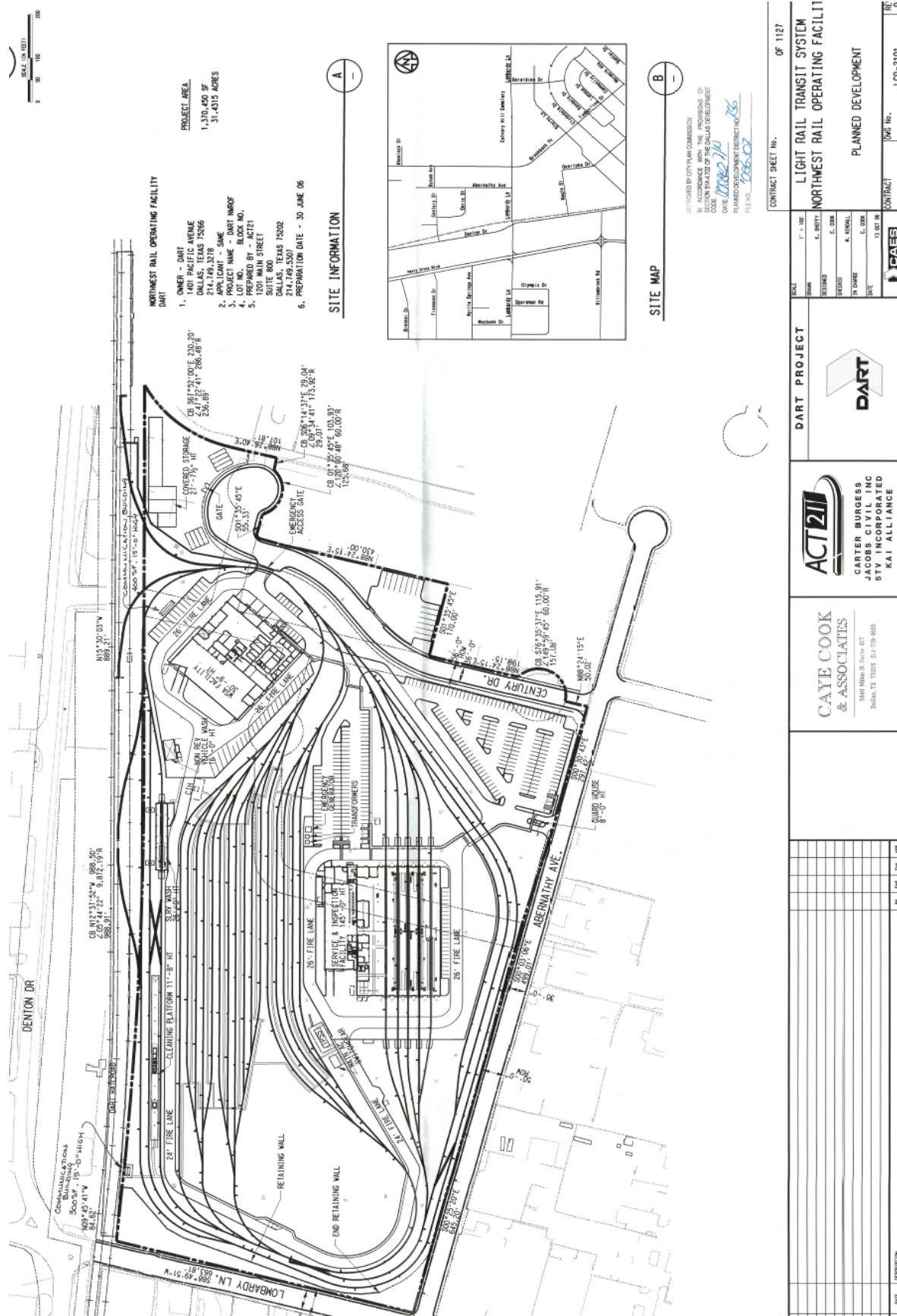
PROPOSED DEVELOPMENT PLAN



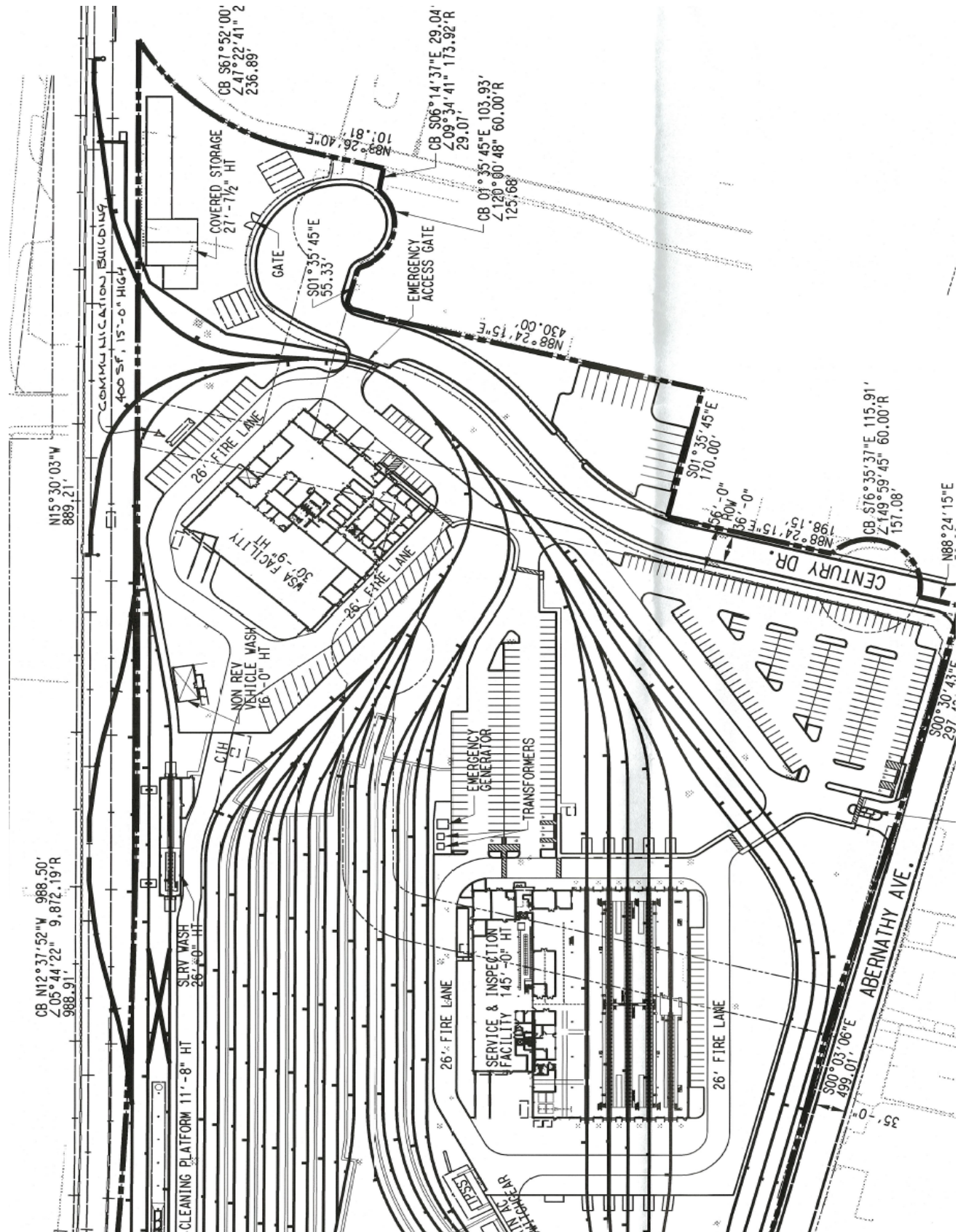
PROPOSED DEVELOPMENT PLAN (DETAILED)



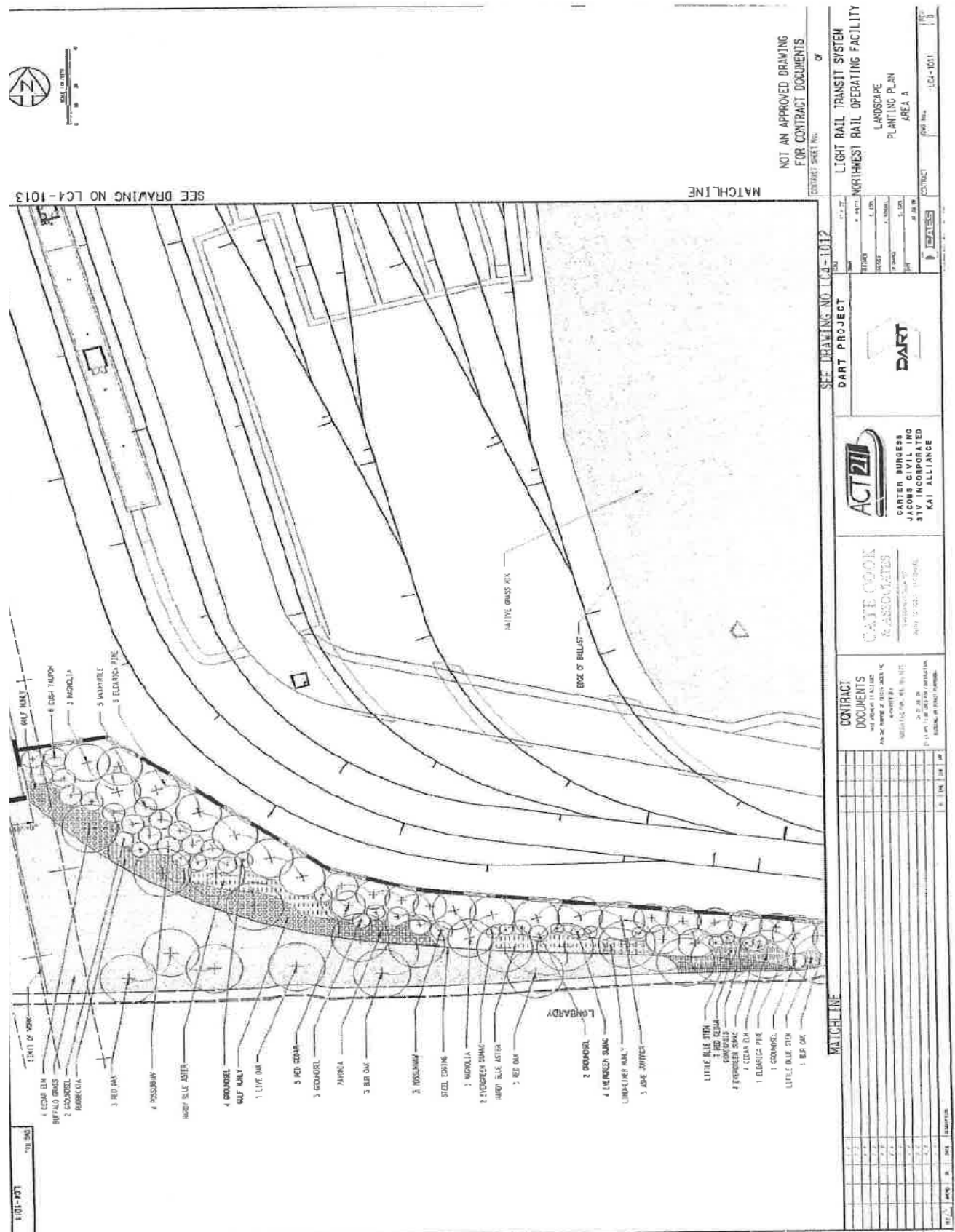
EXISTING DEVELOPMENT PLAN



EXISTING DEVELOPMENT PLAN (DETAILED)

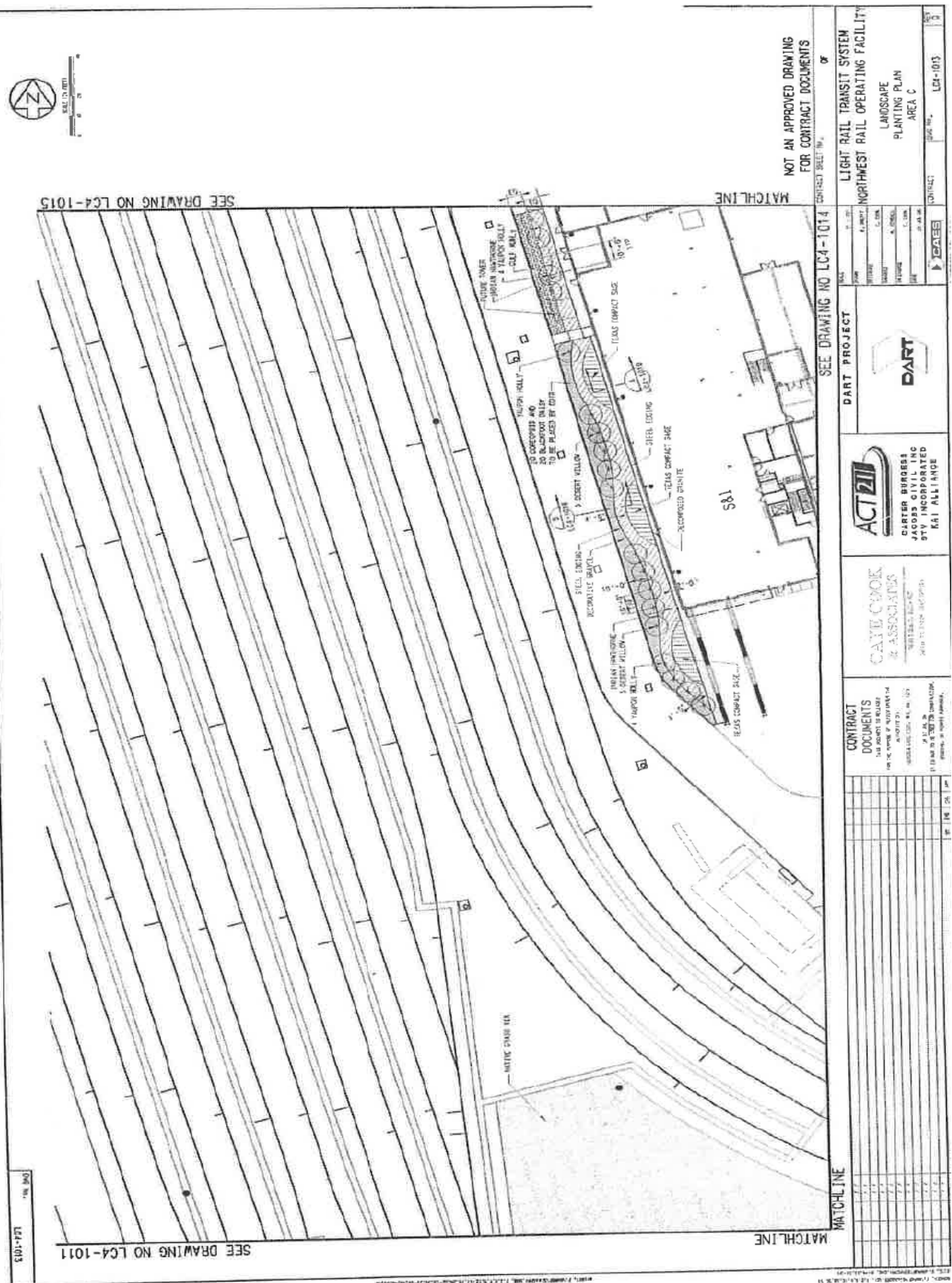


PROPOSED LANDSCAPE PLAN PG. 1

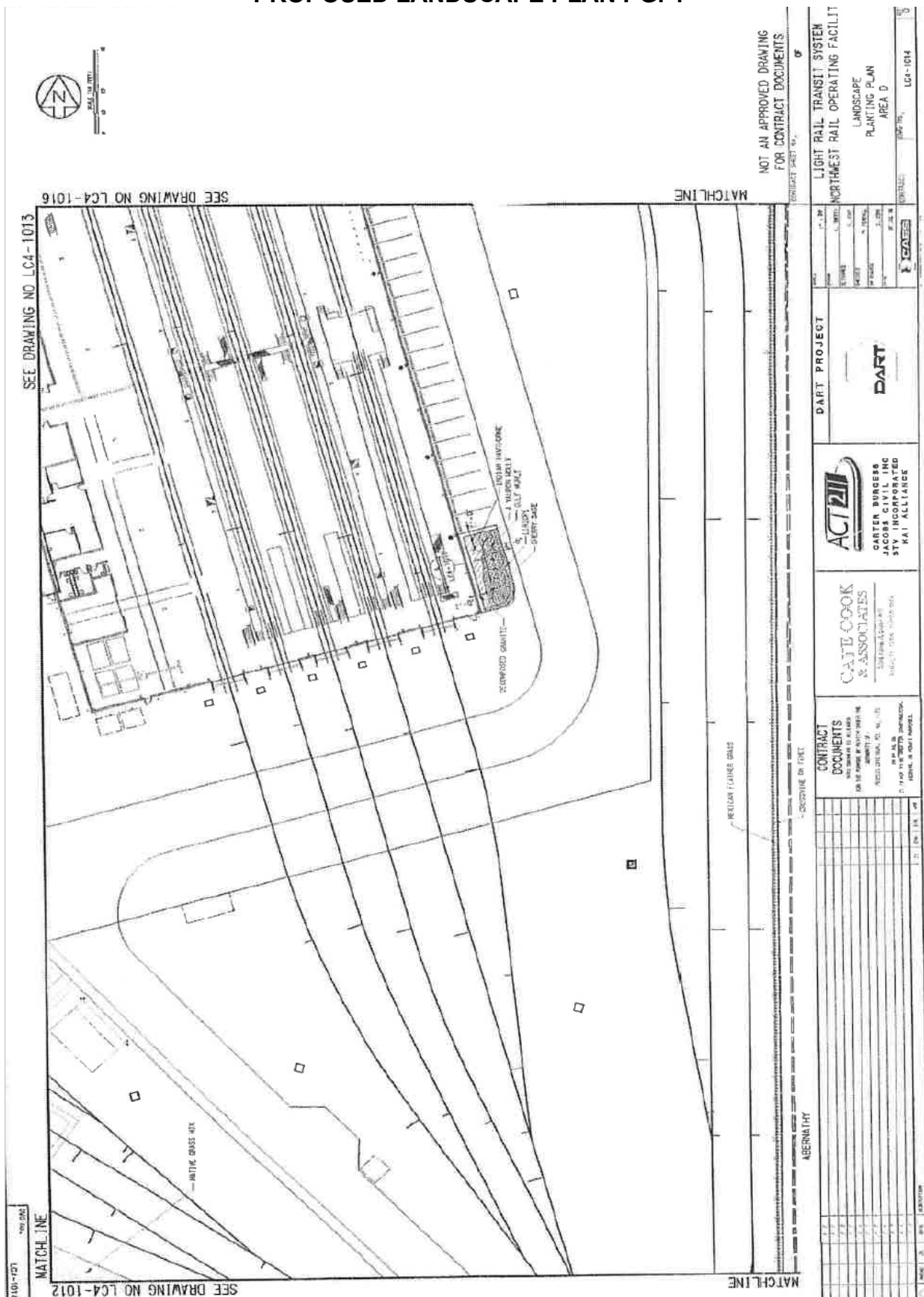




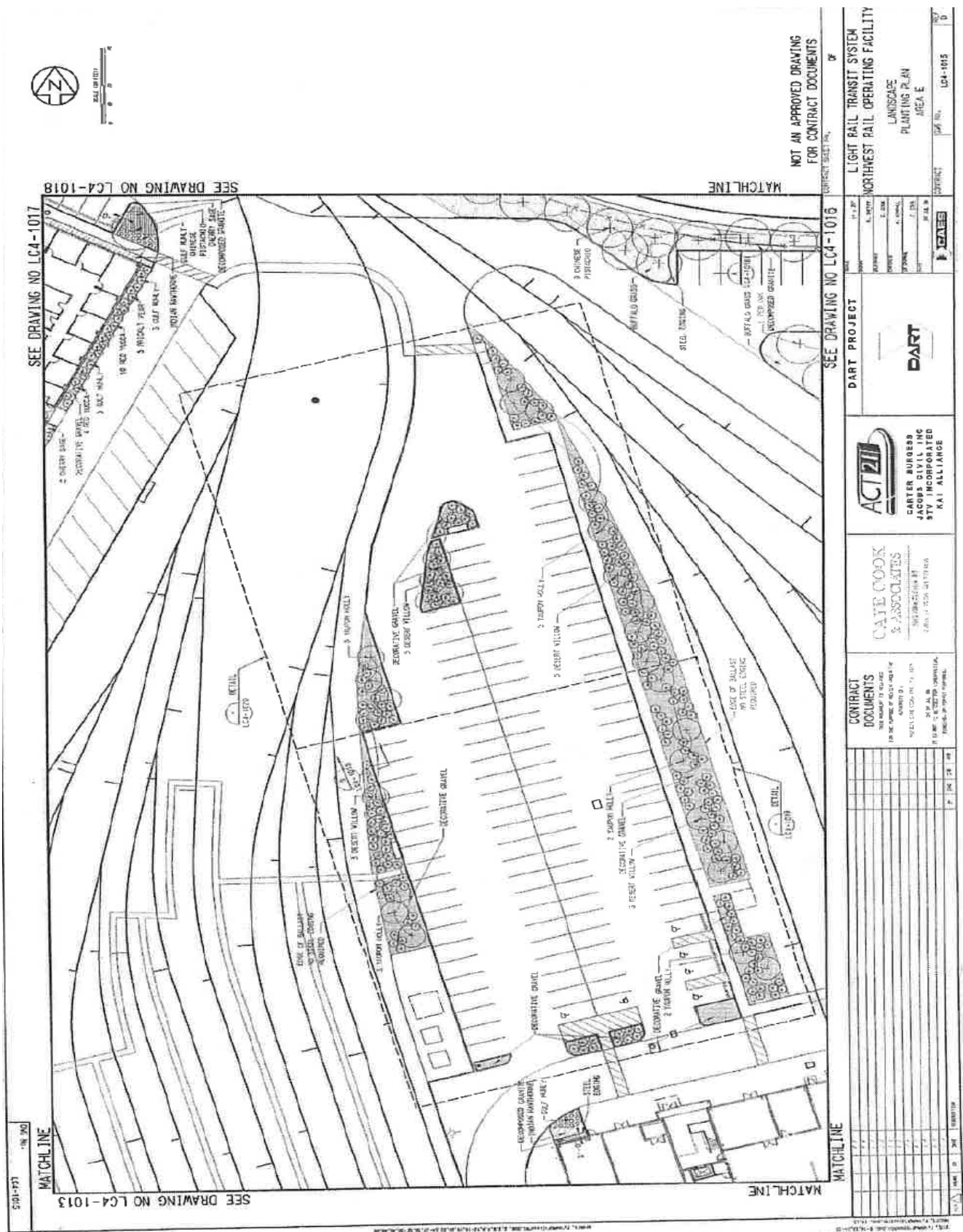
PROPOSED LANDSCAPE PLAN PG. 3



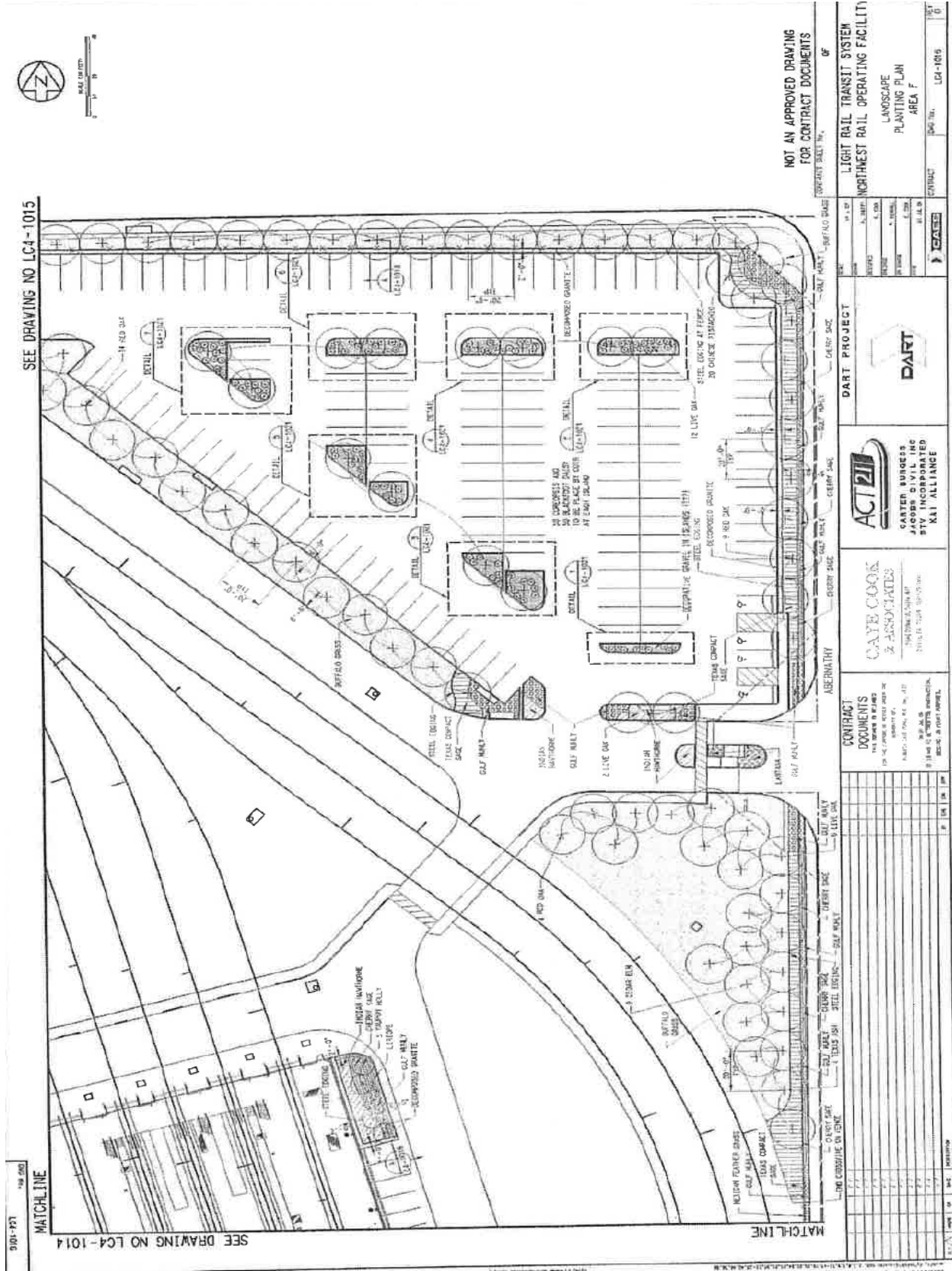
PROPOSED LANDSCAPE PLAN PG. 4



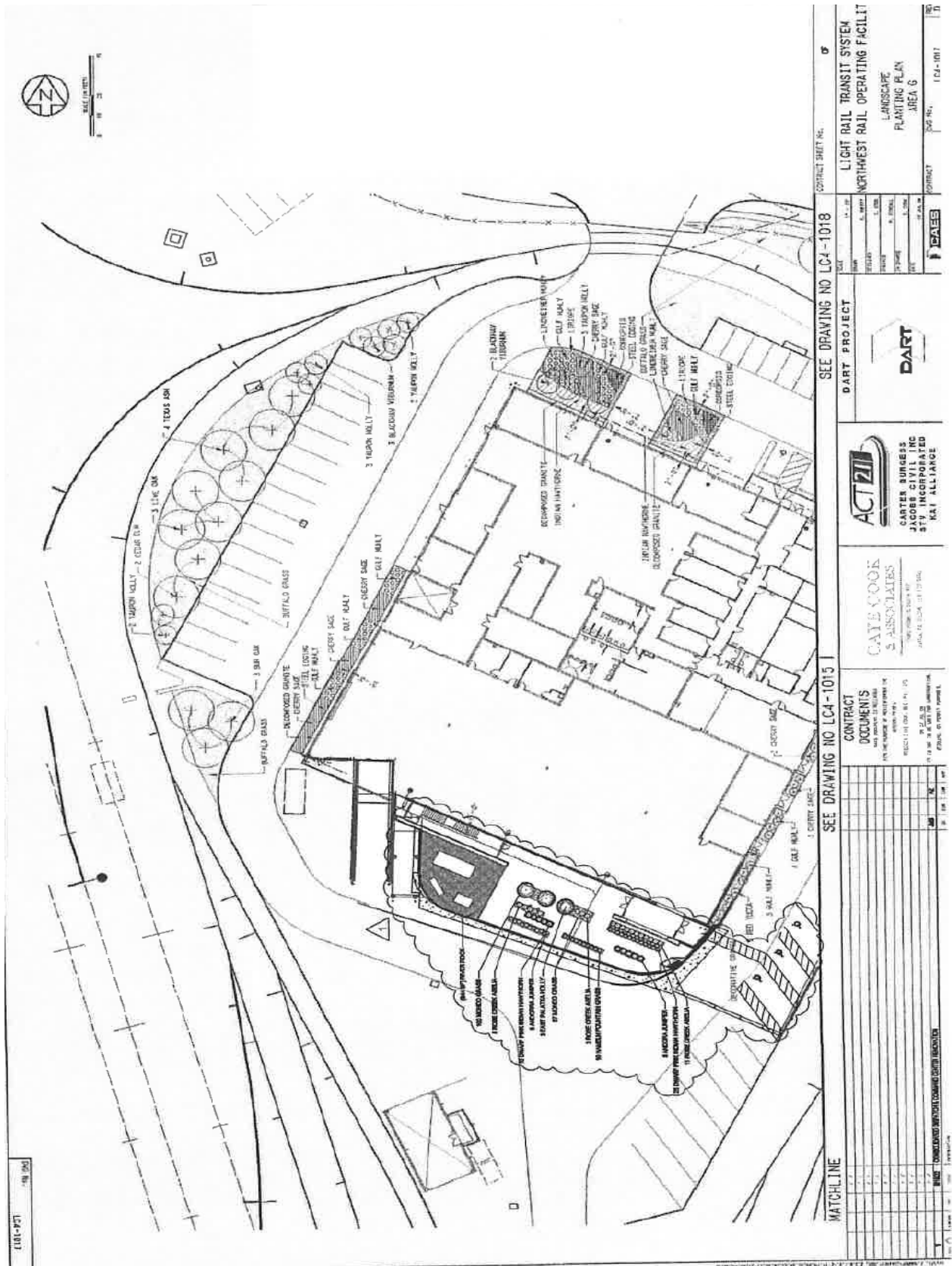
PROPOSED LANDSCAPE PLAN PG. 5



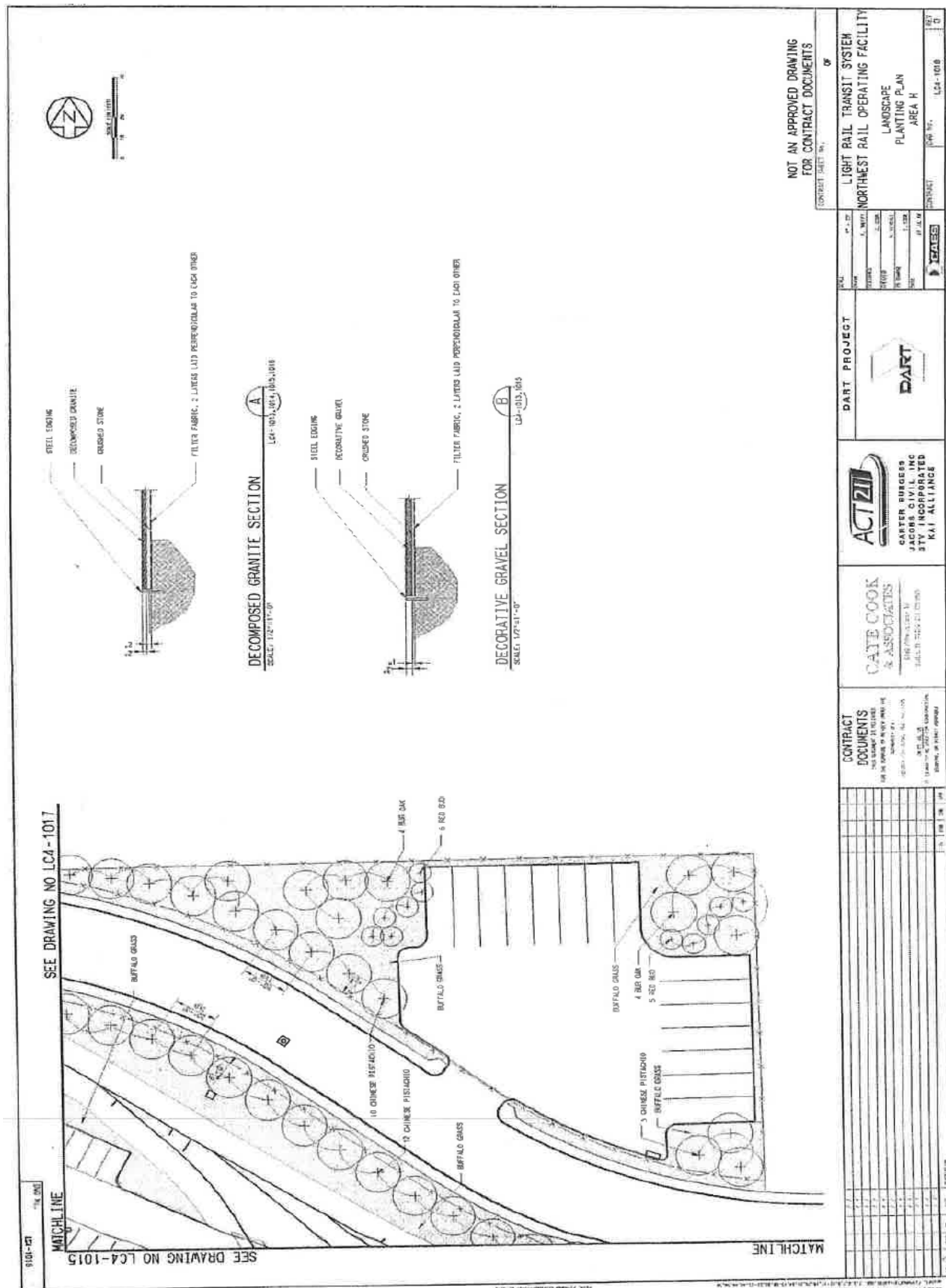
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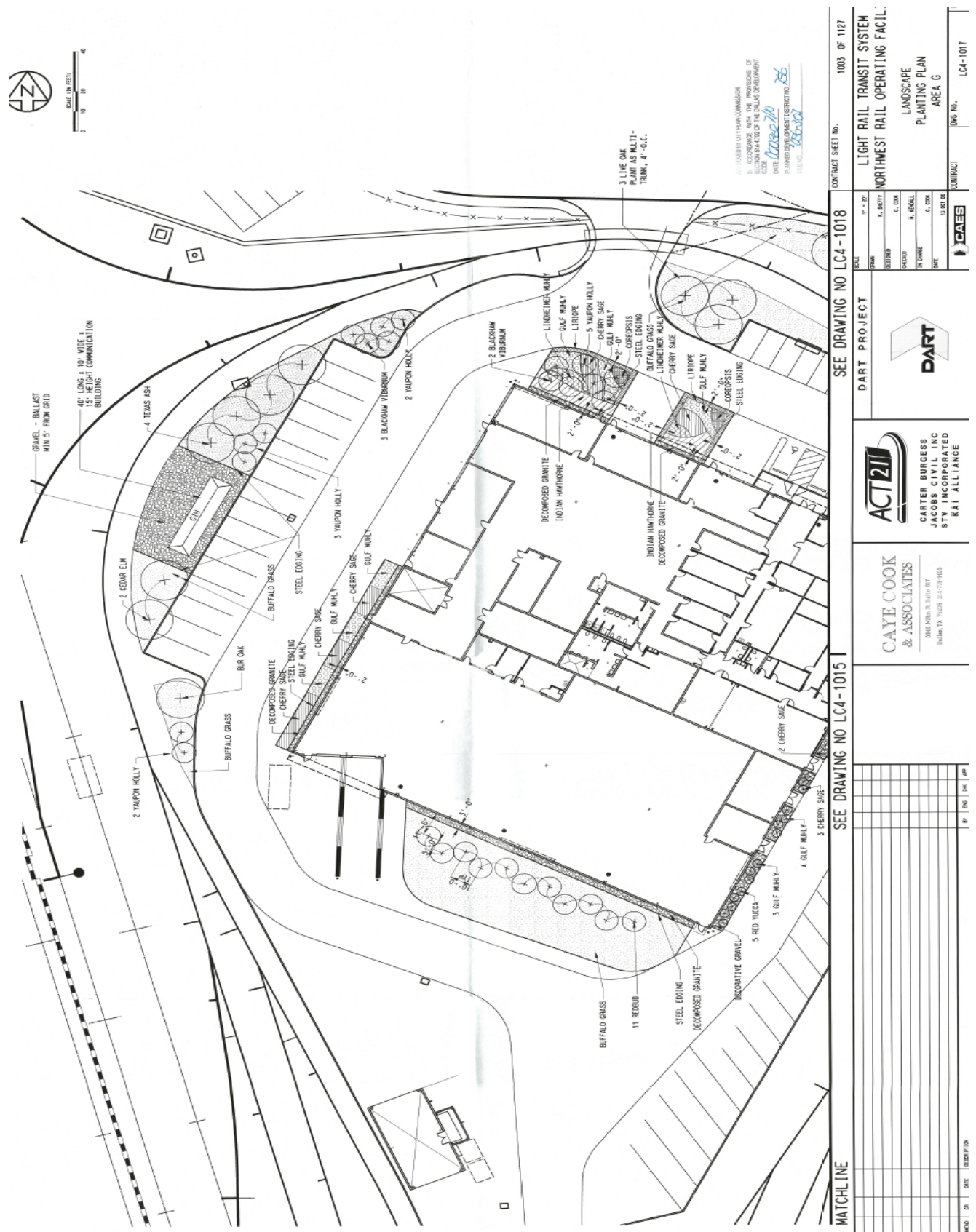
PROPOSED LANDSCAPE PLAN PG. 7



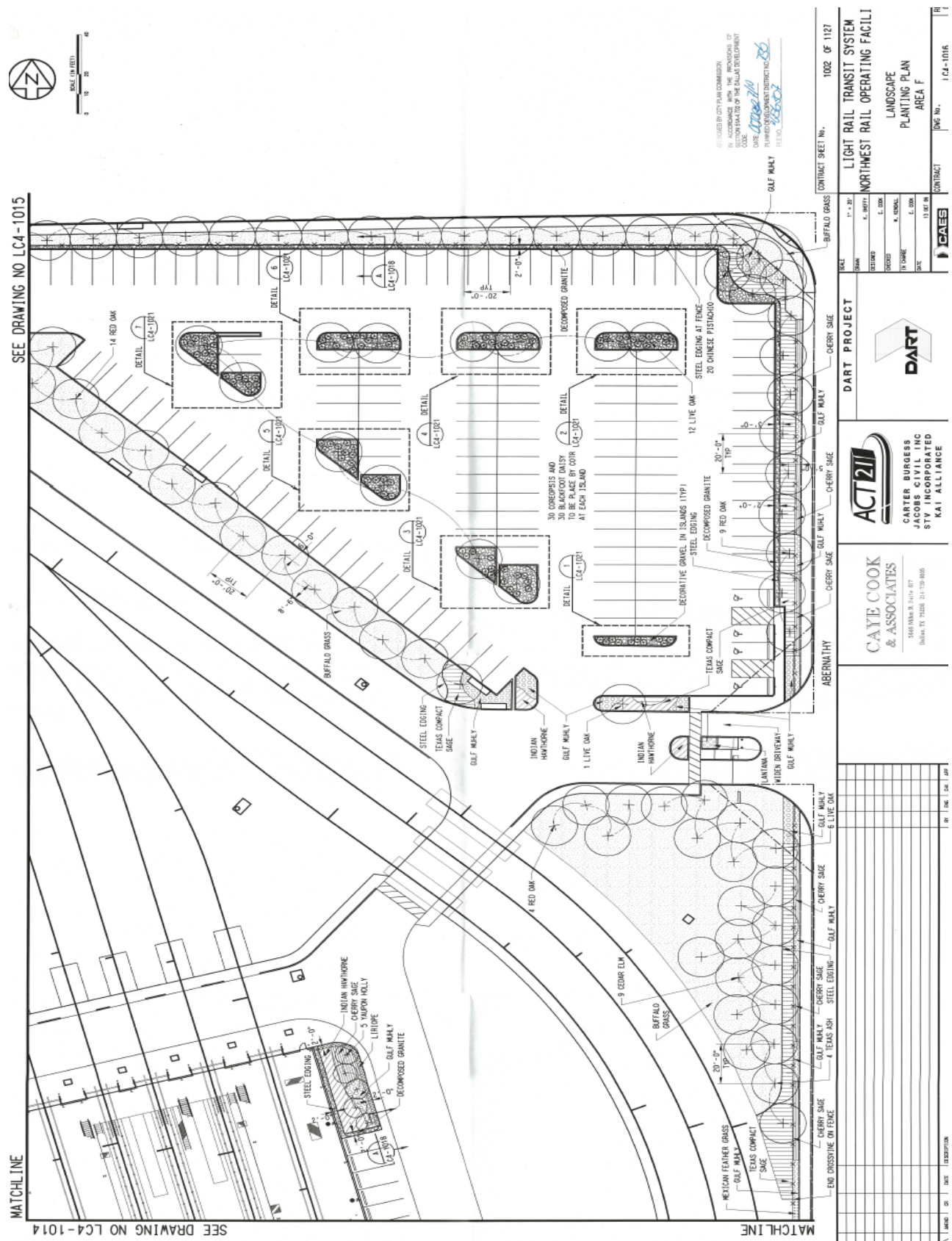
PROPOSED LANDSCAPE PLAN PG. 8



EXISTING LANDSCAPE PLAN PG 1.



EXISTING LANDSCAPE PLAN PG 2.



EXISTING LANDSCAPE PLAN PG 3

