



MEMORANDUM

To: Mayor and City Council

From: Mindi Hurley, Director of Community Development

Date: April 9, 2024

Reference: Consider approval of an Ordinance for PD-108R5R2-H, a zoning change request from PD-108R5R-H, to allow for an 8,664-sf building addition and associated parking to the Coppell Service Center, located at 816 S. Coppell Road; and authorizing the Mayor to sign.

2040: Sustainable Government

Introduction:

The purpose of this agenda item is to ask Council to approve an Ordinance for PD-108R5R2-H, to allow for an 8,664-sf building addition and associated parking to the Coppell Service Center, located at 816 S. Coppell Road.

Background:

On February 29, 2024, the Planning and Zoning Commission unanimously recommended approval of this zoning change request. The new 8,664-sf building will be located directly in front of the existing Service Center. To accommodate this new building, some existing parking spaces will be removed in front of the existing building and be relocated on site. The brick is proposed to mimic that used at Life Safety Park. Trees will be planted on-site in addition to grasses, ground cover and perennials. On March 26, 2024, City Council unanimously approved this request with the following conditions that have been added to the ordinance:

1. There may be additional comments during the Detail Engineering review.
2. A plat will be required showing the revised fire lanes and easements.
3. To allow the landscaping as proposed.
4. Changes to the building elevations can be approved administratively by the Director of Community Development.
5. Approve the site plan, as presented.

Benefit to the Community:

This will make the City Service Center more functional and efficient to respond to the community's needs.

Legal Review:

Yes

Fiscal Impact:

This facility will cost approximately \$12M.

Recommendation:

The Community Development Department recommends approval of the ordinance and authorizing the Mayor to sign.