Monitoring Progress and Maintaining Momentum

This report serves as an annual snapshot of the progress the City of Plano has made towards implementation of the Plano Tomorrow Comprehensive Plan. The intent of this annual report is to provide an opportunity for city leadership to:

- Communicate implementation progress;
- Promote plan implementation accountability; and
- Anticipate future opportunities and challenges in the plan implementation process.

This fourth edition of the annual report, covering Fiscal Year 2018-19, will primarily focus on the tangible outcomes of plan implementation. These implementation outcomes result from the plan’s influence on the delivery of city services, capital project planning, the annual budget process, and the review of land use and development requests.
The Vision
Plano’s legacy of comprehensive planning began in 1963 with the city’s first comprehensive plan and continued with the second generation plan in 1986. Adopted by the Plano City Council on October 12, 2015, Plano Tomorrow is the city’s third generation comprehensive plan. Plano Tomorrow establishes the vision for Plano’s next phase of growth, development, and redevelopment.

PLANO TOMORROW VISION
Plano is a global leader, excelling in exceptional education, abounding with world class businesses, and vibrant neighborhoods.

Maps of Plano Tomorrow
- Future Land Use Map
- Growth and Change Map
- Park Master Plan Map
- Thoroughfare Plan Map
- Bicycle Transportation Map
Map Updates
This fiscal year, the Parks, Recreation, Trails & Open Space Master Plan was updated, creating a need to update four of the Comprehensive Plan maps. These maps include designations that support parks, trails, and recreation facilities. These maps also identify major private open spaces and other social amenities that contribute to the social fabric of Plano.

The Growth and Change Map was also updated to reflect where development recently occurred.

FUTURE LAND USE MAP
Amendments to the Future Land Use Map reflect designation of new parkland and trail connections as Open Space Network as well as the designation of new private open space and civic and recreational facilities as Social Network.

GROWTH AND CHANGE MAP
Amendments to the Growth and Change Map reflect the designation of new parkland, trails, private open space, and social and civic amenities as Open and Social Space. The map was also amended to reflect newly developed areas in the Dallas North Tollway, State Highway 121, and State Highway 190 corridors.

PARK MASTER PLAN MAP
Amendments to the Park Master Plan map reflect acquired park land, completed and newly proposed trails, recreation and maintenance facilities, and the removal of proposed parks and trails no longer included in the Parks, Recreation, Trails & Open Space Master Plan.

BICYCLE TRANSPORTATION MAP
Amendments to the Bicycle Transportation Map include completed and newly proposed trails within city parkland, the removal of proposed trails no longer included in the Parks, Recreation, Trails, and Open Space Master Plan, and the expansion of the Regional Bicycle Network, which includes streets designated as future bikeway accommodation study areas.
Expressway Corridor Environmental Health Study
To meet the goals of the Redevelopment of Regional Transportation Corridors policy, the city initiated an Expressway Corridor Environmental Health Study to evaluate the health effects of noise and air pollution caused by proximity to expressways and provide recommendations to protect from these effects. The study has shown that everyone is affected by noise and air pollution, particularly when sleeping at night, and that Plano's more vulnerable populations – children, seniors, and adults with underlying health issues – are at an elevated risk.

At the end of FY18-19, the study was complete and the Planning & Zoning Commission recommended approval of a new Comprehensive Plan map, the Expressway Corridor Environmental Health Map, along with associated guidelines, and a new action statement, RTC5 (below). The recommendations are scheduled for consideration by City Council in early FY19-20.

Redevelopment of Regional Transportation Corridors Action RTC5 (Draft)
Implement the Expressway Corridor Environmental Health Guidelines in order to mitigate the impacts of noise and air pollution for sensitive land uses. Update the Expressway Corridor Environmental Health Map and Guidelines at least every 5 years or as changes in expressway corridor conditions warrant reassessment.
Implementation Framework

Plan Implementation Process
An implementation cycle of organization, prioritization, task execution and reporting, and performance monitoring serves as a strategic management system for the implementation of Plano Tomorrow. Departments can use this framework to develop and execute strategies addressing the implementation of their assigned actions.

Plan Implementation Themes
Major implementation themes of Plano Tomorrow are service delivery, the Community Investment Program (CIP) and operating budget process, and land use and development.

Service Delivery Implementation Cycle

Annual Review Process
Each fiscal year, city leadership reviews the Comprehensive Plan actions to measure and communicate plan implementation progress. This review process follows the timeline below and concludes each winter with the publication of this report, highlighting major plan implementation achievements from the previous fiscal year.

Annual Review Process

Summer
CIP / Operating Budget Process

Fall
End of Year Status Updates

Winter
Annual Report
Team Plano Approach
City departments have each taken ownership of various actions while identifying entities, such as other departments and private or nonprofit agencies, needed for implementation support.

Task Execution & Reporting
Departments provide annual updates on the implementation status of their assigned actions to the Planning Department. The progress made towards action execution following the fourth year of plan implementation is reflected below.

Prioritization
Plano Tomorrow actions are categorized by lead departments based on anticipated implementation time frames for each action. An action may be designated as a recurring activity or a one-time need. In FY18-19, time frames for one-time actions were changed to expected fiscal years for completion: 2019-21, 2021-25, or 2025-30.

The following Departments are lead for at least one action:
- Animal Services (1)
- Budget & Research (1)
- Building Inspections (5)
- City Secretary (1)
- Economic Development (3)
- Emergency Management (7)
- Human Resources (1)
- Libraries (8)
- Technology Services (2)

Action Leadership by Department

Action Implementation Time Frames
- Fiscal Years 2019-21
- Fiscal Years 2021-25
- Fiscal Years 2025-30
- Recurring

273 Actions

Action Implementation Progress
- Pending
- In Progress
- Complete
- On Track
- Needs Improvement

Non-Recurring
- 66 (39%)
- 46 (27%)
- 56 (33%)

Recurring
- 140 (91%)
- 14 (9%)

7
Collection Reminders
The City used technology to better connect residents to city programs through trash and recycling text and email collection reminders.

Trail Emergency Markers
A trail emergency marker program was established on Chisolm Trail to modernize public safety within the park system and provide location information for emergency services.
**Property Standards Action PRS6**
Expand community engagement initiatives with HOAs, crime watch groups, and others to reduce common property maintenance issues and garner increased interactions.

**Community Building Action CB1**
Strengthen and expand existing community outreach and participation programs such as Love Where You Live and Citizens Assisting Plano Police.

**Neighborhood Leadership Academy**
A Neighborhood Leadership Academy was established in FY18-19 to help support and enhance neighborhood groups looking to make a greater community impact.

**Neighborhood Conservation Action NC5**
Study current housing options, identify gaps in the housing inventory and formulate recommendations to address deficiencies.

**Housing Trends Analysis and Strategic Plan**
The Housing Trends Analysis and Strategic Plan was completed to understand housing needs of Plano residents and to prepare for and guide future growth and community investment.
Community Investment Program & Operating Budget

The Fiscal Year 2019-20 budget process addressed a range of Comprehensive Plan actions that required additional resources to support successful implementation.

$602 Million Combined Budget Appropriations

Fiscal Year 2019-20

Resource Demand Assessment & Funding Needs

Over 80% of the 273 Comprehensive Plan actions are projected to be achieved without increasing service capacity and resource allocation. Only 50 actions remain that may require additional capacity or resources in the future to support implementation.

"Capacity & Resources" encompasses everything needed to execute the action, such as:
- Funding
- Staff
- Consultants
- Studies
- Materials
- Workspace

Action Resource Demand & Funding Status

- May be Achieved at Current Capacity & Resource Allocation
- May Require Additional Capacity or Resources
- Funding Needs Will Evolve Over Time
- Unfunded
- Partially Funded

Fiscal Year 2019-20
Community Investment Program
Operating Budget

Carpenter Park North
Collin Creek Mall Redevelopment
Cross Creek East Water Rehab
Davis Library Expansion
Fire Training Center
Oak Point Recreation Center Pools
Parker Road Reconstruction
Plano Event Center Parking Garage
Plano Pkwy Sidewalk Improvements
Sewer Inflow & Infiltration Repairs
Shiloh Road – 14th St to Park Blvd
MAJOR PROGRESS

- **Active Living & Citizen Well-Being Action ALCW7**
  Increase health programs and outreach to senior citizens and meet needs of the growing number of retirees.

- **Parks & Recreation Action PR6**
  Identify and prioritize projects required to complete the park system for inclusion in Community Investment Program (CIP) fiscal year budget and future bond elections.

---

ON TRACK

- **Roadway System Action RS6**
  Identify and improve locations within the city’s transportation infrastructure to meet Americans with Disability Act (ADA) standards.

---

CITY OF PLANO
ADA SELF-EVALUATION & TRANSITION PLAN - 2019

A Field Data Specialist uses an Ultra-Light Inertial Profiler to collect condition data for sidewalks as part of the ADA Self-Evaluation & Transition Plan.

---

Sam Johnson Recreation Center for Adults 50+
An expansion to the senior center, included in the CIP, was completed in FY18-19. The center was also renamed to the Sam Johnson Recreation Center for Adults 50+, providing additional recreational space for adults 50 and greater.

---

ADA Self-Evaluation & Transition Plan
The CIP included the ADA Self-Evaluation & Transition Plan, completed in FY18-19, which resulted in a targeted approach to make city facilities more accessible.
ON TRACK

Open Space & Natural Resource Conservation
Action OSRC2

Identify opportunities to conserve and reestablish open space networks, mature existing tree stands, steep slopes, floodplains, priority wildlife habitats, and significant natural features as part of public and private development plans and targeted acquisition.

Parks & Recreation
Action PR3

Improve efficiency and cost effectiveness of providing certain programs and facilities through privatization, public/private partnerships and joint operations with other public entities.

Parks & Recreation
Action PR6

Identify and prioritize projects required to complete the park system for inclusion in Community Investment Program (CIP) fiscal year budget and future bond elections.

Windhaven Meadows Park

Windhaven Meadows Park opened in 2019, with funding provided by the 2009 and 2017 bond elections and a partnership with Liberty Mutual Insurance for an all-abilities playground.
**Land Use & Development**

The Comprehensive Plan is used by city leadership to evaluate zoning requests and associated facility and infrastructure needs. The status of zoning applications submitted since the adoption of the Comprehensive Plan is shown below.

<table>
<thead>
<tr>
<th>Number of Applications Submitted</th>
<th>FY15-16</th>
<th>FY16-17</th>
<th>FY17-18</th>
<th>FY18-19*</th>
</tr>
</thead>
<tbody>
<tr>
<td>Residential Land Use and Residential Mixed-Use Zoning Applications</td>
<td>3</td>
<td>3</td>
<td>3</td>
<td>3</td>
</tr>
<tr>
<td>Nonresidential Land Use Zoning Applications</td>
<td>12</td>
<td>2</td>
<td>9</td>
<td>3</td>
</tr>
<tr>
<td>Zoning Ordinance Amendments / Development Standard Modifications</td>
<td>10</td>
<td>1</td>
<td>10</td>
<td>1</td>
</tr>
</tbody>
</table>

*As of end of FY18-19

**Managing Growth and Change**

Proactively engaging Plano’s institutional partners to discuss changes which may impact them is a critical element of the Comprehensive Plan. These responsibilities are carried out through coordination with:

- local school districts,
- neighboring communities,
- county and state government,
- regional planning agencies,
- medical, transportation, and utility service providers, and
- other impacted agencies.

City staff conducts an annual meeting with officials from PISD, FISD, and Collin College to discuss demographic trends in Plano.

**Development Review**

28 Zoning applications received

**Top 3**

1. Land Use
2. Community Design
3. Undeveloped Land & Redevelopment of Regional Transportation Corridors
Parks, Recreation, Trails & Open Space Master Plan

Completed in FY18-19, the newest update to the Parks Master Plan helps plan for changing park needs.

Land Use & Development – FY18-19 Highlights

ON TRACK

- Parks & Recreation Action PR1
  Implement the Parks and Recreation Master Plan and update the plan every five years.

- Parks & Recreation Action PR7
  Examine the impact of changing demographics and recreational needs on parks, facilities and programming through research of trends and gathering public feedback.

MAJOR PROGRESS

- Neighborhood Conservation Action NC6
  Review, and modify as necessary, residential zoning standards to allow for a variety of compatible housing options within the same development.

BACKYARD COTTAGES

- What is a Backyard Cottage?
  A backyard cottage is a separate residential structure located on the same lot and behind a single-family detached home. It includes a kitchen, bathroom, and living space.

- Similar Terms
  • Granny Flat
  • Carriage Home
  • Second Unit
  • In-Law Suite
  • Accessory Dwelling Unit (ADU)

- Likely Impact
  • Housing options for seniors, dependent adults, & others
  • Added living area while respecting neighborhood character, scale, and capacity
  • Flexible living space that supports a variety of housing needs
  • Helps address challenges related to affordability, housing diversity, employment opportunities, and historic preservation

MAJOR REGULATIONS

- Backyard Cottage Regulations
  The Backyard Cottage Regulations provide additional housing options for residents.

- Proposed Dimensional Standards
  - The floor area shall be between 400 sf and up to 1,100 sf or 50% of main dwelling, whichever is more restrictive
  - The minimum first floor area shall be 400 sf
  - The backyard cottage cannot exceed the height of the main dwelling
  - Distances from property lines are determined by the zoning of the lot
  - The cottage cannot exceed 20% of the total lot area

- Proposed Parking Standards
  - One additional off-street space for backyard cottage
  - Tandem spaces are not permitted
  - Maximum driveway width at the curb of a street is 20 ft

- Proposed Occupancy Standards
  - Property owner must occupy either the main dwelling or the Backyard Cottage – can only rent one unit on the property
  - Confirmed via affidavit and filed restrictive covenant during backyard cottage permitting process

- Proposed Architectural Design Standards
  - Located on the same lot as the main dwelling
  - Cannot be sold separately
  - Only one backyard cottage per lot

- Possible Benefits
  • Housing options for seniors, dependent adults, & others
  • Added living area while respecting neighborhood character, scale, and capacity
  • Flexible living space that supports a variety of housing needs
  • Helps address challenges related to affordability, housing diversity, employment opportunities, and historic preservation

- Proposed Regulations
  • 10-15% of Plano’s 69,000 single-family residence detached lots could potentially meet the proposed requirements
  • Owner demand, building costs and HOA restrictions will result in fewer constructed units
  • Projected impact: 25 units per year over the next 10 years

- On Track
  • Backyard Cottage Regulations
  • The Backyard Cottage Regulations provide additional housing options for residents.

- Backyard Cottage Regulations
  • The Backyard Cottage Regulations provide additional housing options for residents.
The Heritage Preservation Plan was updated in anticipation of the 150 year anniversary of the founding of Plano.
Experiencing the Plan
Plano Tomorrow is a web-based plan, comprised of videos, text, and graphics intended to improve accessibility to the plan.

www.planotomorrow.org

Ongoing Outreach
In FY18-19, staff responded to six speaker requests, which included the following organizations:

- American Planning Association, Texas Chapter
- Prestonwood Rotary Club
- U.S. Green Business Council
- Boy Scouts
- Bisnow
- Plano Sunrise Rotary Club

Director of Planning Christina Day presents at the Texas Chapter of the American Planning Association State Conference

If your organization would like to learn more about the plan, please submit a speaker request to the Planning Department at 972.941.7151 or planotomorrow@ plano.gov.

Continuous Feedback Polling Results – Top 5 Policies

#1 Bicycle Policy
#2 Land Use Policy
#3 Public Transit Policy
#4 Renewable Energy Policy
#5 Redevelopment of Neighborhood Centers Policy
Following the Progress of Plano Tomorrow

The Plano Tomorrow website provides implementation status updates for the 273 actions included in the plan. These progress indicators, which are updated annually, can be reviewed by following the steps below.

1. Log onto www.planotomorrow.org
2. Click the "Menu" drop down box and select "Pillars of Plano Tomorrow"
3. Select a component and explore the policies and associated action status updates

Public Transit Action Statements

<table>
<thead>
<tr>
<th>Action</th>
<th>Status</th>
</tr>
</thead>
<tbody>
<tr>
<td>Inform and promote Dallas Area Rapid Transit (DART) services offered in Plano to city residents.</td>
<td>COMPLETED</td>
</tr>
<tr>
<td>Develop metrics to measure ridership and to identify service enhancements.</td>
<td>PENDING</td>
</tr>
<tr>
<td>Increase the number of public transit options throughout all of Plano by working with DART to enhance service provision.</td>
<td>IN PROGRESS</td>
</tr>
</tbody>
</table>

Monitoring the Progress of Plano Tomorrow

- **PENDING**: Action implementation has yet to be initiated
- **IN PROGRESS**: Action implementation is underway
- **COMPLETED**: Action implementation has been satisfactorily completed
Follow our progress at PlanoTomorrow.org

City of Plano
Planning Department

972-941-7151
planotomorrow@plano.gov