



Public Hearing

CUP-23-04

McCoy Event Center

CUP-23-04 (McCoy Special Event Center) Hold a public hearing and consider a request by Eckermann Engineering, on behalf of McCoy Corporation, for a Conditional Use Permit to allow a Special Event Facility, located near 1200 Davis Lane, and also described as an approximate 18.6-acre tract of land made up of Lot 2, Block A of the McCoy Office Subdivision, an unplatted 2.81-acre lot described in document to McCoy Corporation, recorded in document No. 21040130, and a portion of Lot 1-D of the Amended Plat of Lot 1 Dennis Patrick McCoy Memorial Subdivision - IH 35 North (C. Garrison)



Property Information

- Approximately 18.6 acres
- Located on the south side of Davis Lane, approximately 950 feet east of IH35

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1200 Davis Ln - McCoys Event Center

400ft Buffer Map



- ▨ Subject Property
- 400ft Buffer
- Parcel



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Date: 2/9/2023

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Context & History

- Currently Vacant
- Surrounding Uses
 - Vacant Land
 - Offices

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1200 Davis Ln - McCoys Event Center

Zoning Map



Yellow outline: Subject Property
White outline: Parcel

0 325 650 1,300 Feet

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Date: 2/14/2023

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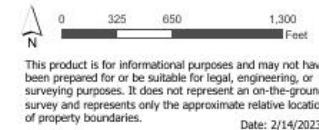
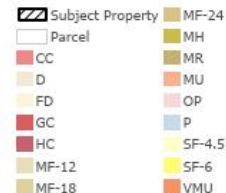
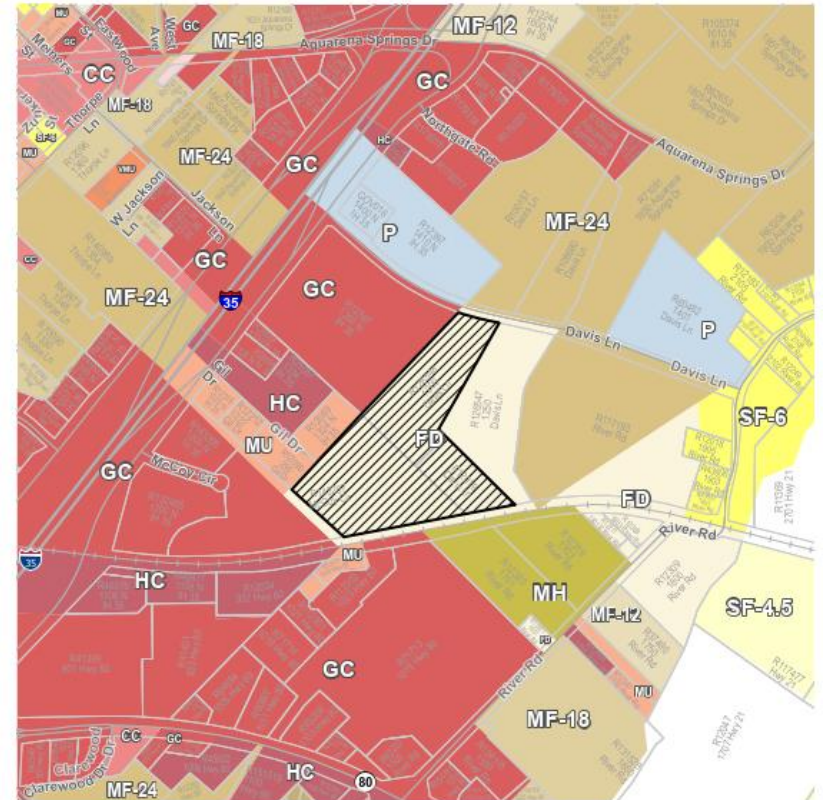
Context & History

- Existing Zoning:
Future Development (FD)
- Proposed Use:
Special Event Facility
 - Retreat Center used for corporate trainings, etc. for the McCoy Corporation
- Subject to Section 5.1.5.9 which regulates:
 - Lot Size, Buffers / Screening
 - Noise
 - Applicant may not hold a separate TABC license

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1200 Davis Ln - McCoys Event Center

Zoning Map

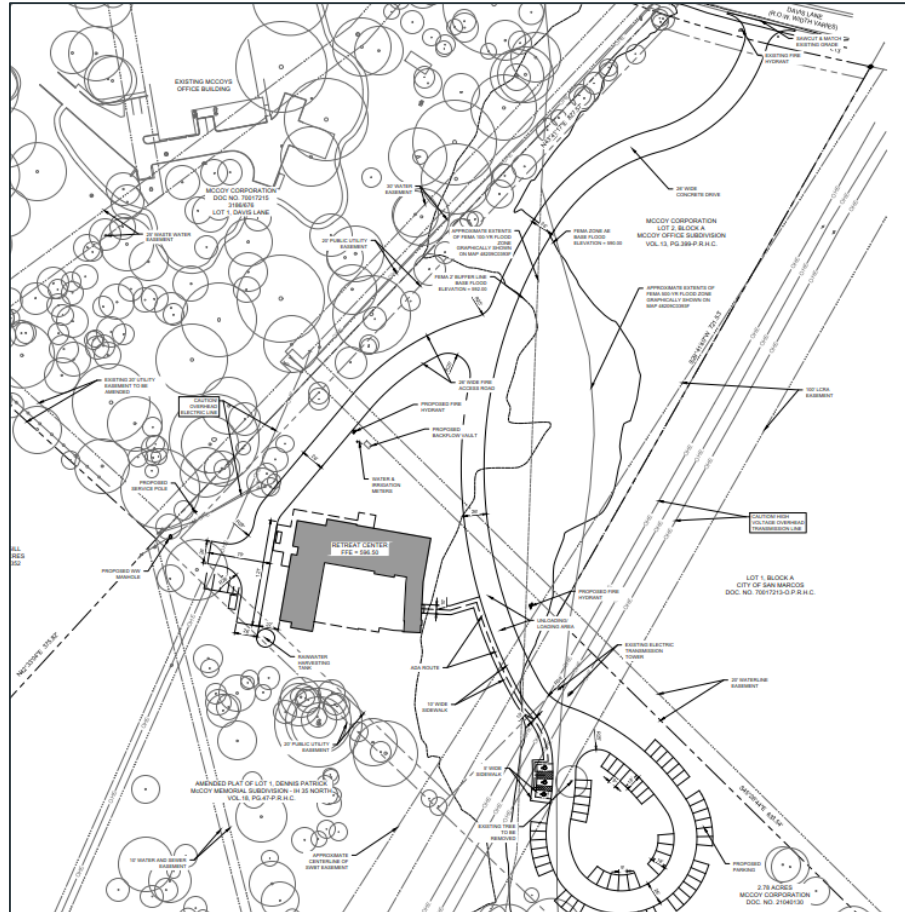


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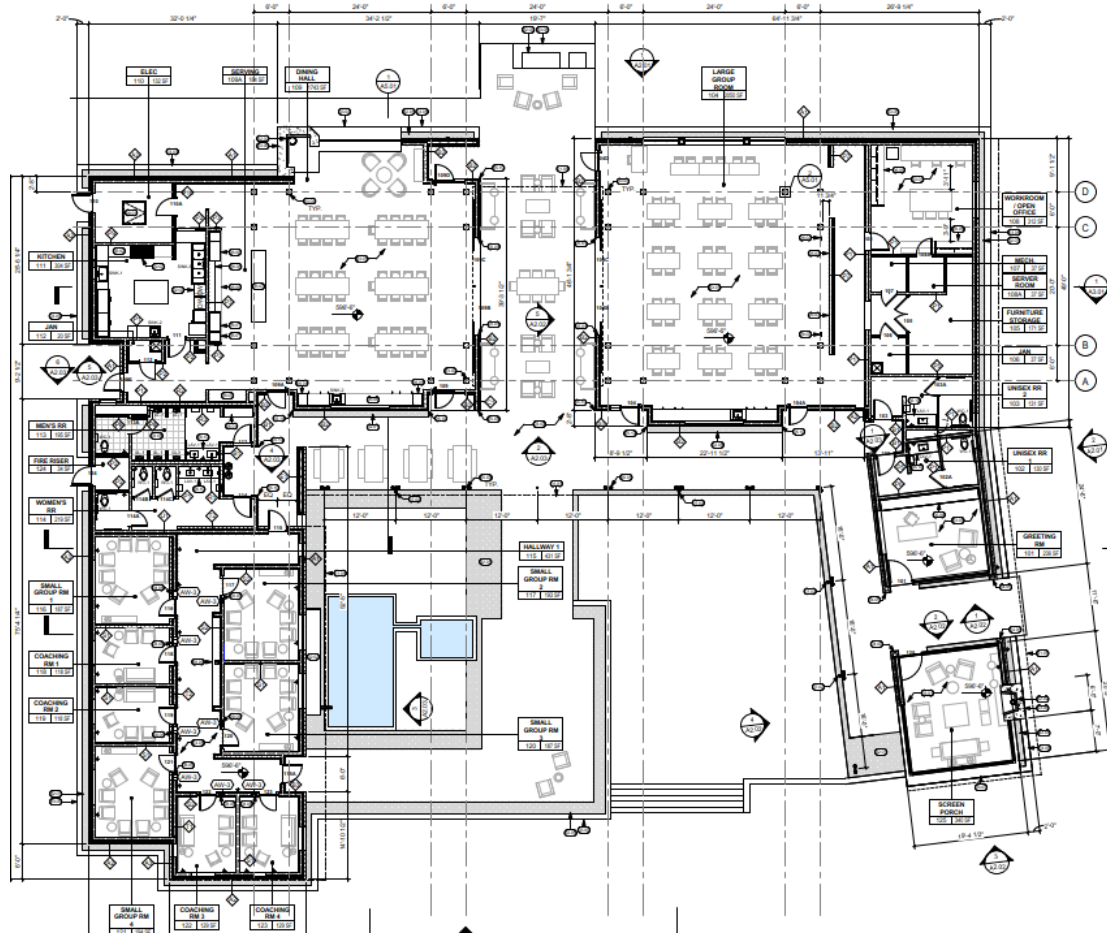


Site Plan





Floor Plan





Recommendation

- Staff recommends(ed) **approval** of CUP-23-04 with the following conditions:
 1. The Permit shall not expire; and
 2. The development is subject to all applicable codes and ordinances.