



City of Pflugerville

Meeting Agenda - Final Planning and Zoning Commission

Monday, April 1, 2013

7:00 PM

100 East Main Street, Suite 500

Regular Meeting

1 Call to Order

2 Citizens Communication

The Commission welcomes comment on the following items. Each person providing public comment will be limited to five (5) minutes and will be asked to state his or her name and address for the public record.

3 Public Hearing

The Planning and Commission welcomes comment on items relevant to the Planning and Zoning not already scheduled on tonight's agenda. In accordance with the Texas Attorney Generals' opinion, any public comment that is made on an item that is not on the published agenda will only be heard by the Commission. No formal action, discussion, deliberation, or comment will be made by the Commission. Each person providing public comment will be limited to five (5) minutes and will be asked to state his or her name and address for the public record.

- A [2013-1755](#) To receive public comment and consider approving an application to Replat Lot 2 of the Renewable Energy Park subdivision into three (3) separate lots to create Lot 2A, 2B, and 2C to be known as the Replat of Lot 2-Renewable Energy Park. (RP1302-01)

Attachments: [Staff Report](#)

[Lot 2 - Renewable Energy Park Replat](#)

- B [ORD-0150](#) To receive public comment and consider approving an application for a special district for a proposed corporate office and assembly building in the Corridor Urban Level 5 (CL-5) zoning district on Lot 3A of the Renewable Energy Park Subdivision, locally addressed as 3709 Helios Way, to be known as the EIEIO Special District Architectural Amendment (SD1303-01)

Attachments: [Staff Report - EIEIO Architectural Amendment](#)

[EIEIO SD1303-01 REQUEST LETTER](#)

[EIEIO Architectural Modifications](#)

[EIEIO Application](#)

4 Consent Agenda

All matters listed under the Consent Agenda, are considered routine by the Commission and will be enacted by one motion. These items include preliminary and final plats, where staff has found compliance with all minimum subdivision regulations. All items approved by consent are approved with any and all staff recommendations. There will not be separate discussion of these items. If any Commissioner desires to discuss an item on the Consent Agenda, it will be moved to the Regular Agenda for further consideration.

- A** [2013-1752](#) Approve the Planning and Zoning Commission Worksession minutes for the March 4, 2013 meeting.
Attachments: [Worksession Minutes P & Z March 4 2013.pdf](#)
- B** [2013-1753](#) Approve the Planning and Zoning Commission minutes for the March 4, 2013 regular meeting.
Attachments: [P & Z Regular Minutes 03042013.pdf](#)
- C** [2013-1757](#) Approving a Revised Sorento Preliminary Plat; a 357-acre tract of land out of the John C. Bray Survey No. 10, Abstract No. 73; in Travis County Texas.
Attachments: [Staff Report](#)
 [Sorento Preliminary Plat](#)
 [Third Amendment to the Development Agreement](#)
- D** [2013-1788](#) Approving a Revised Preliminary Plat for a Resubdivision of Lot 2 of the Pflugerville Community Development Corporation Renewable Energy Park; a 21.335-acre tract of land out of the William Caldwell Survey, Abstract No. 162, in Pflugerville, Texas. (PP1302-02)
Attachments: [Staff Report](#)
 [Lot 2 Renewable Energy Park Revised Preliminary](#)
- E** [2013-1798](#) Approving a Final Plat for the Park at Blackhawk II, Phase 3B; a 10.933-acre tract of land out of the V. W. Swearngen Survey No. 32 in Travis County, TX, and being a part of that certain 21.68 acre tract of land conveyed to RMD Residential, L.P, by deed recorded in document number 2012007146 of the official public records of Travis County, Texas.
Attachments: [Staff Report](#)
 [Park at Blackhawk II Ph. 3B final plat](#)
- F** [2013-1799](#) Approving a Revised Preliminary Plan for Phase VI B-2 of the Villages of Hidden Lake subdivision; a 5.24-acre tract of land out of the George Martin Survey No. 9, Abstract No. 529, in Pflugerville, Texas. (PP1211-02)
Attachments: [Staff Report](#)
 [VOHL PH 6B-2 revised preliminary](#)

5 Discuss Only

- A [2013-1803](#) Discussion Only - Potential amendments to Old Town Center Boundaries

6 Future Agenda Items

7 Adjourn
Thomas Anker, Chairman, Planning and Zoning Commission

The Planning and Zoning Commission may retire to executive session any time between the meeting opening and adjournment for the purpose of consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code. Action, if any, will be taken in open session.

Thomas Anker, Chairman

This is to certify that a copy of this agenda for this meeting was posted on the bulletin board located at the City Municipal Building on or before March 29, 2013 at 5:00 p.m. pursuant to Section 551.041, Government Code.

Karen Thompson, City Secretary

The City of Pflugerville is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call Karen Thompson, City Secretary, at 990-6101 for information. Hearing-impaired or speech-disabled persons equipped with telecommunication devices for the deaf may call 272-9116 or may utilize the statewide Relay Texas program at 1-800-735-2988.

By Other Elected or Appointed Officials: It is anticipated that members of the City Council and/or other city board, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the City Council and/or other city boards, commissions and/or committees. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a meeting of the City Council and/or other boards, commissions and/or committees of the City, whose members may be in attendance. The members of the City Council and/or boards, commissions and/or committees may participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for the City Council or board, commission or committee subject to the Texas Open Meetings Act.