



City of Pflugerville

Meeting Agenda - Final

Planning and Zoning Commission

Monday, January 3, 2022

7:00 PM

100 E. Main St., Suite 500

Regular Meeting

1 Call to Order

2 Discuss and Consider

- 2A [2022-0049](#) Elect a Chair and Vice-Chair to the Planning and Zoning Commission for 2022.

3 Citizens Communication

The Planning and Zoning 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.

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.

- 4A [2021-1318](#) Approving a Final Plat for Grove at Blackhawk Section 2; a 35.236-acre tract of land out of the James P. Kempe Survey No. 12 Abstract No. 464 and the Juan Zambrano Survey No. 38, Abstract No. 845; Travis County, Texas. (FP2103-04)

Attachments: [Staff Report](#)

[Final Plat](#)

- 4B** [2022-0001](#) Approving a Final Plat for Pecan Street Subdivision, a 30.00-acre tract of land out of the William Caldwell Survey Abstract No 66, Pflugerville, Texas. (FP2107-04)
Attachments: [Pecan Street Subdivision Staff Report](#)
[Pecan Street Subdivision Final Plat](#)
- 4C** [2022-0007](#) Approving a Final Plat for Lakeside Meadows Phase 2; a 29.703-acre tract of land out of the W. Caldwell Survey, Section No. 66, Abstract No. 162; in Pflugerville, Texas. (FP2101-03)
Attachments: [Lakeside Meadows Ph. 2 Final Plat Staff Report](#)
[Lakeside Meadows Phase 2 Final Plat](#)
- 4D** [2022-0006](#) Approving a Final Plat for Lakeside Meadows Phase 3; a 17.831-acre tract of land out of the W. Caldwell Survey, Section No. 66, Abstract No. 162; in Pflugerville, Texas. (FP2101-03)
Attachments: [Lakeside Meadows Ph. 3 Final Plat Staff Report](#)
[Lakeside Meadows Phase 3 Final Plat](#)
- 4E** [2020-8865](#) Approving a Final Plat for Lakeside Meadows Phases 4 and 5; a 29.093-acre tract of land out of the W. Caldwell Survey, Section No. 66, Abstract No. 162; in Pflugerville, Texas. (FP2011-02)
Attachments: [Staff Report](#)
[Final Plat](#)
- 4F** [2022-0018](#) Approve the Planning and Zoning Commission Minutes for December 6, 2021 regular meeting.
Attachments: [December 6, 2021 Meeting Minutes](#)

5 Discuss and Consider

Items on the Consent Agenda may be pulled and moved to the regular agenda if the Commission requires discussion on an item(s).

6 Public Hearing

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.

- 6A** [ORD-0637](#) To receive public comment and consider an application to amend the Lakeside Meadows Planned Unit Development (PUD) district approved in Ordinance No. 1427-20-01-28, by adjusting the boundary by adding and rezoning approximately 1.4 acres from Urban (Level 4: CL4) district to Planned Unit Development (PUD) district, removing and rezoning approximately 2.6 acres from Planned Unit Development (PUD) to Urban (Level 4: CL4) district, and amending the development regulations for the approximately 416 acres of land out of the W. Caldwell Survey, Section No. 66, Abstract No. 162, the E. Kirkland Survey, Abstract No. 458, and the J.P. Sherwood Survey, all in Travis County, Texas, to continue to be known as the Lakeside Meadows Planned Unit Development (PUD) district (REZ2106-03).

Attachments: [Location Map](#)

[Lakeside Meadows Staff Report](#)

[Lakeside Meadows PUD Amendment red lines](#)

[Proposed Ordinance](#)

- 6B** [ORD-0631](#) To receive public comment and consider an application to rezone an approximate 20-acre tract of land located generally southwest of the Wolf Pack Dr and Weiss Ln intersection, from Agriculture (A) to Urban Corridor Level 4 (CL-4); to be known as Weiss Lane Mixed Use Rezoning. (REZ2111-02)

Attachments: [Staff Report](#)

[CL4 Development and Use Standards Chart](#)

- 6C** [ORD-0632](#) To receive public comment and consider an application for a Specific Use Permit for a proposed Medical Office in the Falcon Pointe Planned Unit Development (PUD), as adopted by Ord. 690-02-12-17, and amended by Ord. 999-09-04-28, for an approximately 1.372 acres, known as Tract 1: Commercial Lot 2, Falcon Pointe-Section 19, generally located at the northeast corner of the East Pflugerville Parkway and Colorado Sand Drive intersection to be known as Pflugerville Medical Complex (SUP2111-02).

Attachments: [Staff Report](#)

[PUD Use Chart](#)

[Location/Zoning Map](#)

- 6D** [ORD-0635](#) To receive public comment and consider an application to rezone an approximate 19.81-acres of land located at 3503 and 3311 Kelly Lane, near the southwest intersection of Kelly Lane and Hidden Lake Drive, from Agriculture/Development Reserve (A) to Park Facilities and Open Space (PF), to be known as Camp Double Creek Rezoning (REZ2111-03).

Attachments: [REZ2111-03 Camp Doublecreek Rezoning Staff Report](#)

[REZ2111-03 Camp Doublecreek Rezoning Zoning Map](#)

[REZ2111-03 Camp Doublecreek Rezoning Notification Map](#)

[PF Zoning District Chart](#)

Adjourn**Robert Romig, Chair, 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.

Robert Romig, Chair

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 December 30, 2021 at 5:00 p.m. pursuant to Section 551.041, Government Code.

Trista Evans, 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 contact Ali Abdelfattah, Americans with Disabilities Act (ADA) Coordinator, at alia@pflugervilletx.gov or 512-990-6300 for information. Hearing-impaired or speech-disabled persons equipped with telecommunications devices for the deaf may call 7-1-1 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.