



City of Pflugerville

Meeting Agenda - Final

Planning and Zoning Commission

Monday, August 21, 2023

7:00 PM

1611 Pfennig Lane

Special Session

1 Call to Order

2 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.

3 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.

3A [2023-0806](#) Approving a Preliminary Plan for the Wuthrich Hills Farms Subdivision, a 4.809 acre tract of land, being a resubdivision of Lot 1, Block A into 3 lots, to be known as the Resubdivision of Lot 1, Block A, Wuthrich Hill Farms, generally located at the intersection of Dessau Road and Oxford Drive at 600 East Oxford Drive in Pflugerville, Texas (2023-6-PP).

3B [2023-0802](#) Approving additional proposed fee adjustments to the FY24 Master Fee Schedule for Development Services to address changes to the Fire Flow Test Fee; and the Construction (Public Infrastructure) Plan and Building Plan Review New Commercial fees to address required legislative adjustments to value based fees per House Bill 3492.

4 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).

5 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.

- 5A [ORD-0746](#) Receive public comment and consider recommendation regarding the proposed 2023 Parks, Recreation and Open Space Master Plan.

- 5B [ORD-0744](#) To receive public comment and consider an application to rezone an approximately 97.882-acre tract of land and an approximately 0.224-acre tract of land generally located at the southeastern intersection of Cameron Road and Jesse Bohls Road from the Agriculture/Development Reserve (A) district to Planned Unit Development (PUD) district, with a base zoning designation of Single-Family Residential and Single Family Mixed-Use, to be known as the Meadowlark Preserve PUD (2023-1-PUD).

Adjourn**Oscar Mitchell, 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.

Oscar Mitchell, 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 August 18, 2023 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 Breanna Higgins at breannah@pflugervilletx.gov or 512-990-6129 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.