

**City Council:** April 28, 2020

**Resolution:** RES-0718

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**SUBJECT:** Approving a resolution for athletic field lighting for IDEA School, located at 1901 E Wells Branch Pkwy.

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**BACKGROUND:**

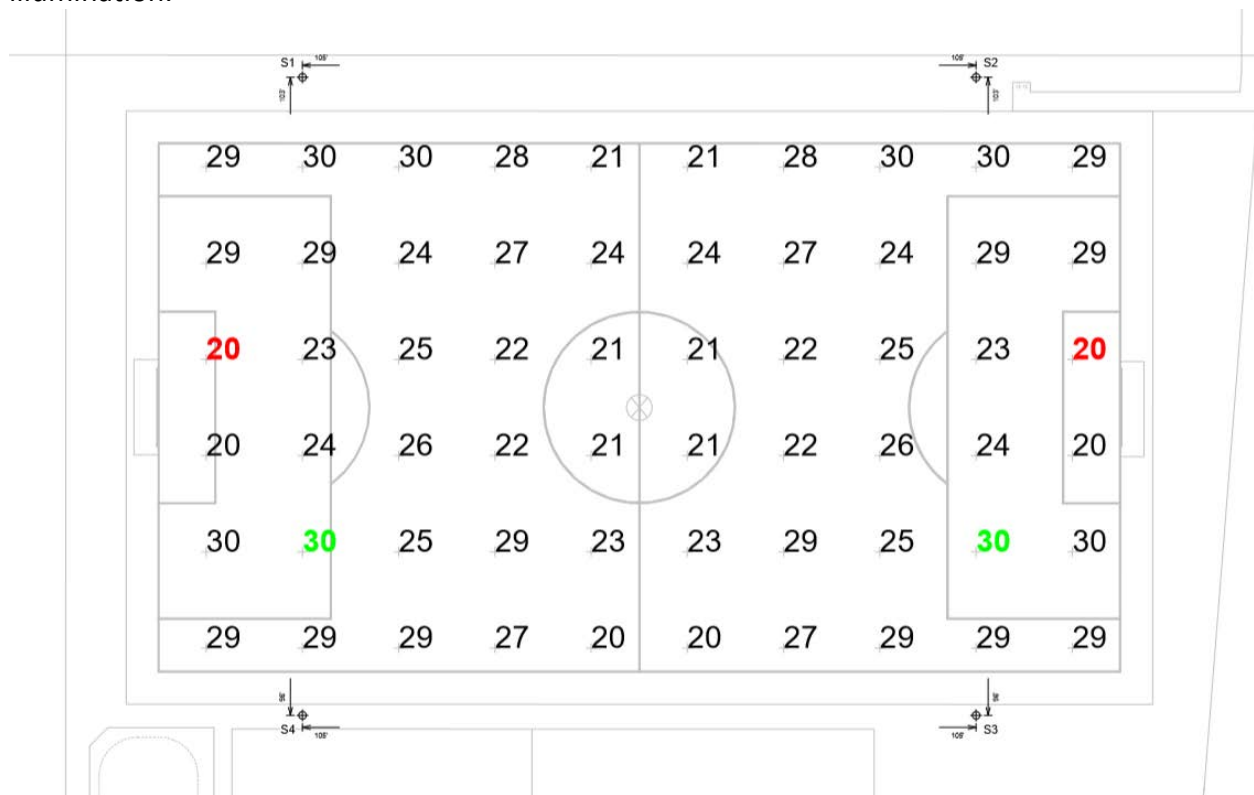
The IDEA School of Pflugerville is located on the south side of Wells Branch on the southeast corner of the Wells Branch Pkwy and Dessau Rd Intersection. The school is within the southern portion of Pflugerville's city limits and is adjacent to Pflugerville's extraterritorial jurisdiction (ETJ) where the Pflugerville Estates subdivision exists. The IDEA School board has requested athletic field lighting to be constructed in the existing soccer field located to the east of the primary structure. The property is currently zoned General Business One (GB1) District and the soccer field is ancillary to the principal school land use.

Working with staff Idea School submitted a few athletic field lighting packages for review. Once staff determined the request met the development guidelines within Subchapter 13 of the Unified Development Code, staff recommended a formal request be made to City Council for approval to construct the proposed athletic field lighting fixtures for their soccer field in order to meet UIL athletic field lighting standards. In 2015 changes were made to the Unified Development Code to address athletic field lighting and allow a request to be considered by City Council for approval through ORD No. 1203-15-02-24. Any lighting approved shall be subject to the requirements outlined in Subchapter 13 of the Unified Development Code.

**PROJECT DESCRIPTION:**

Location:

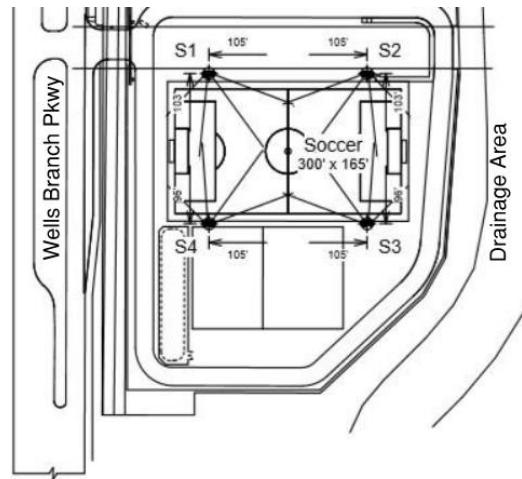
The applicant has proposed four (4) athletic field lighting poles to be constructed within the existing soccer field east of the IDEA School primary structure. The new poles are proposed generally at each corner of the existing soccer field to ensure the full field is provided with illumination.



Light Fixture:

The proposed wattage and luminaires are 900-1170 watt, LED lamps, which meets the conditions outlined in the UDC. Each luminaire will be directed downward and contain a shield to ensure the light is fully cut off from casting into the night sky.

<b>FIXTURE/POLE</b>	<b>QUANTITY</b>	<b>DIRECTION</b>
S1:	4 luminaires	north-west facing
S2:	4 luminaires	north-west facing
S3:	4 luminaires	south-east facing
S4:	4 luminaires	south-east facing



**Height:**

The applicant has proposed the maximum 60-ft. height as allowed in the UDC per pole/fixture, stating that this height will enable the lights to have less light spill over and glare than at a lower level.

**Electricity:**

Power to serve the poles is supported by an on-site control switch as well as a remote-control system that allows the lights to be turned on and off on and scheduled from a web-enabled device. This will allow the owner to ensure the field lighting is not operational past designated shut off times.

Illumination Period:

According to IDEA School, the lights are intended to be used during the evening hours and will shut off by a web-enabled device to ensure the lights do not run past the 10pm designated shut off time.

**LAND USE COMPATIBILITY:**

To the rear of IDEA School is the Pflugerville Estates single-family dwelling subdivision. There is a heavy tree barrier between the properties, which may help to reduce any potential illuminance that may be seen from the single-family dwelling side. The lights have been placed on the east and west sides of the field to help ensure that the lights are not projected towards the existing homes. Each light fixture is equipped with a down casted shield to help ensure the illumination does not spill in all directions. No other existing residential subdivisions would be affected by the athletic field lighting proposal, as a commercial zoned property exists to the west and all adjacent properties to the north, are separated by Wells Branch Pkwy.

**CRITERIA FOR APPROVAL OF ATHLETIC FIELD LIGHTING**

The City Council is recommended to consider the following criteria for approval of the additional athletic field lighting:

- (a) Whether the use is harmonious and compatible with its surrounding existing uses or proposed uses;
- (b) Whether the nature of the use is reasonable; and
- (c) Whether any impact on the surrounding area has been mitigated.

In granting approval, the City Council may impose written conditions that the owner or grantee must comply with prior to installation of the proposed four (4) athletic field light poles.

**STAFF RECOMMENDATION:**

Approving the four (4) athletic field lighting poles will help assist the growing soccer population within Pflugerville and provide a UIL regulated field for IDEA School. The athletic field lighting will allow IDEA School teams to practice and utilize the space during evening hours. The applicant has diligently ensured the proposed lighting meets the conditions outlined in the UDC and has taken additional measures to reduce the potential impact to adjacent properties.

Staff recommends approval to allow for athletic field lighting at the IDEA School located at 1901 E. Wells Branch Pkwy with the following conditions:

1. Only four (4) poles shall be installed as shown on the proposed site plan, equipment layout and illumination summary included with the application.
2. The proposed lighting shall be as provided in the application and subject to the conditions and minimum requirements outlined in the Unified Development Code.

**ATTACHMENTS:**

- General Location Map
- Separation Distance Aerial
- Foot-candle Illumination Grid and Calculation Table Site Plan
- Site Photos

**Attachments:**



Image shows the general location of IDEA School's property and the proposed area for the athletic field lighting.



Image shows a 223' separation distance from the proposed athletic field lighting area to the rear property line of the Pflugerville Estates subdivision.

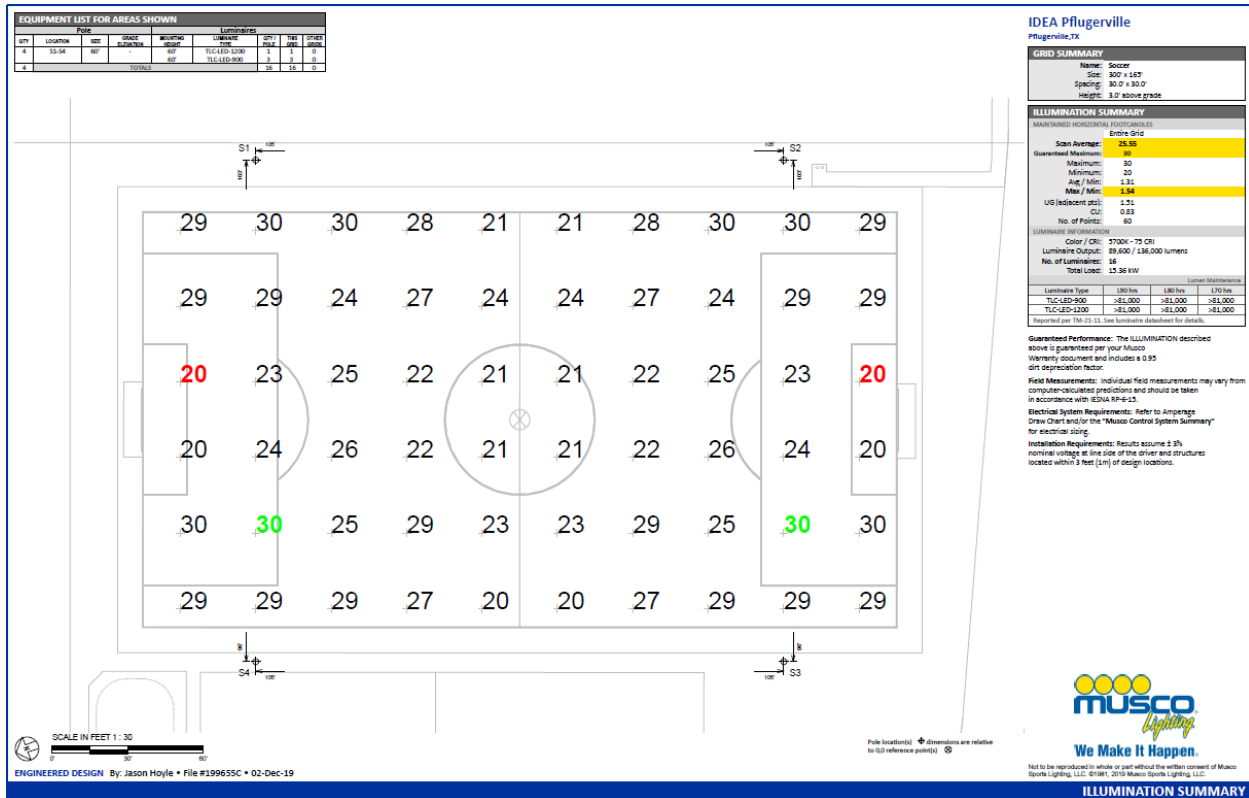


Image shows the foot-candle illumination grid and proposed illumination calculations.





Image shows IDEA School and the on-site parking field. Image also shows the large tree buffer between the IDEA School and existing Pflugerville Estates subdivision.