



City of Pflugerville

Meeting Agenda - Final

Planning and Zoning Commission

Monday, November 7, 2022

7:00 PM

1611 Pfennig Lane

Regular Meeting

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 Presentation

- 3A [2022-1044](#) Discussion regarding the Downtown East Project.

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 [2022-1076](#) Approving a Final Plat for The Grove at Blackhawk, Section 1, an approximately 26.159-acre tract of land situated in the James P. Kempe Survey No. 12, Abstract No. 464, Travis County, Texas, generally located north of Cele Road, east of Hodde Lane, and west of Melber Lane (2022-21-FP).
- 4B [2022-1077](#) Approving a Final Plat for Grove at Blackhawk, Section 2, an approximately 35.272-acre tract of land situated in the James P. Kempe Survey No. 12, Abstract No. 464 and the Juan Zambrano Survey No. 38, Abstract No. 845; Travis County, Texas, generally located north of Cele Road, east of Hodde Lane, and west of Melber Lane (2022-22-FP).

- 4C [2022-1083](#) Statutorily denying a preliminary plan for 15000 Cameron Rd; a 87.52-acre tract of land out of the William Caldwell Survey A-162, Travis County Texas. (2022-12-PP)
- 4D [2022-1029](#) Approving a Preliminary Plan for Schultz Addition Preliminary Plan, being a 2.421-acre tract of land out of the E. Kirkland Survey No. 7, Abstract No. 458, Pflugerville, Texas, generally located at the northeast corner of Schultz Lane and A.W. Grimes Blvd (2022-7-PP).
- 4E [2022-1098](#) Approving a Final Plat with conditions as outlined in the item for Longhorn Addition, Phase 3, an approximately 23.882-acre tract situated in the P. Conrad Survey, Abstract No. 200, and the J. Van Winkle Survey, Abstract No. 787, and the W. Barker Survey, Abstract No. 107, Pflugerville, Texas, generally located east of the bend at Meister Lane and future Kenney Fort Blvd., to be known as Longhorn Phase 3 Final Plat (2022-24-FP).
- 4F [2022-1075](#) Approve the 2023 Planning and Zoning Commission meeting schedule.
- 4G [2022-0879](#) Approving the Planning and Zoning Commission Minutes for July 18, 2022 regular meeting.
- 4H [2022-0880](#) Approving the Planning and Zoning Commission Minutes for August 1, 2022 regular meeting.
- 4I [2022-1062](#) Approving the Planning and Zoning Commission Minutes for October 3, 2022 regular meeting.

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).

- 5A [2022-1080](#) Discuss and consider an application for an Architectural Waiver from Section 9.3.4, Parking and Garage Requirements, to reduce the number of required and integrated garages for an independent living facility located on Lot 7, Block A of the Heritage Lakes at Pflugerville Final Plat, generally located along Pleasant Bay Drive, west of Weiss Lane, south of Kelly Lane, east of Hidden Lakes Drive, and North of Hidden Lakes Crossing, more specifically addressed 18900 Pleasant Bay (2022-1-ARCH).

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 [2022-1030](#) To conduct a public hearing and consider an application to replat Lot 4A, Block A in order to create two lots consisting of approximately 2.421 acres, out of the E. Kirkland Survey No. 7, Abstract No. 458 in Pflugerville, TX, generally located at the northeast intersection of Schultz Lane and A.W. Grimes Blvd., to be known as the Schultz Addition, to be known as the Schultz Addition replat (2022-16-FP).

7 **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 November 4, 2022 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.

