



# City of Pflugerville

## Meeting Agenda - Final

### Planning and Zoning Commission

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Monday, July 2, 2018

7:00 PM

100 E. Main St., Suite 500

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#### 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 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 [2018-6884](#) Approve the Planning and Zoning Commission Minutes for June 4, 2018 Regular Meeting

Attachments: [June 4, 2018 Regular Meeting Minutes](#)

- 3B [2018-6887](#) Approving the Windermere Parke Garden Villas Section One Final Plat; a 5.444-acre tract of land out of the J. Van Winkle Survey No. 14, Abstract No. 786; in Pflugerville, Travis County, Texas. (FP1602-04)

Attachments: [Windermere Parke Garden Villas Section One Final Plat Staff Report](#)  
[Windermere Parke Garden Villas Section One Final Plat](#)

#### 4 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.

- 4A**   [ORD-0411](#)   To receive public comment and consider an application for a Specific Use Permit for a proposed Bar/Tavern in the Downtown District on an approximate 0.90 acre tract located generally northeast of the N. Railroad Ave and E. Pecan St intersection; locally addressed as 200 E. Pecan St.; to be known as the Three Legged Goat Specific Use Permit. (SUP1805-01)

**Attachments:**   [Three Legged Goat Specific Use Permit Staff Report](#)  
[General Location Map](#)

- 4B**   [ORD-0412](#)   To receive public comment and consider an application for the rezoning of two tracts located generally south of the Willow St. terminus and east of the E. Pfluger St. terminus for a total of 7.09 acres. The proposed request is to rezone the south 5.84 acres from Retail (R) and General Business 1 (GB1) to Single Family Mixed Use (SF-MU) District, and the east 1.25 acres from Single Family Suburban (SF-S) to Single Family Mixed Use (SF-MU) District; all to be known as Townhomes of Old Town East Rezoning. (REZ1805-01).

**Attachments:**   [Townhomes of Old Town East Rezoning Staff Report](#)  
[General Location Map](#)

## **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**   [2018-6848](#)   Discuss and consider an application for an Architectural Waiver to waive the requirement of the covered rear patio for the alley-loaded products with attached garages in the Carmel development. (ARB1805-01)

**Attachments:**   [Staff Report \(ARB1805-01\) Carmel Collector Rear Loaded Products](#)  
[Location Map \(ARB1805-01\) Carmel Collector Rear Loaded Products](#)

- 5B**   [2018-6883](#)   Discuss and consider recommending the future land use plan prepared for the Water and Wastewater Master Plans.

- 5C**   [RES-0520](#)   Discuss and consider recommending approval of the Community Development Block Grant (CDBG) program proposed 2018 Action Plan.

**Attachments:**   [2018 Action Plan Draft](#)  
[Project Priority Location Map](#)

- 5D**   [2018-6888](#)   Discuss and consider action regarding participation in the Pflugerville Community Development Corporation (PCDC) tour of fast growth communities in the Dallas Metroplex during the fall of 2018.

**Attachments:**   [PCDC Tour Invitation Letter](#)

**6 Future Agenda Items**

The next regularly scheduled meeting for the Planning and Zoning Commission is August 6, 2018.

**7 Adjourn**

Daniel Flores, 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.

Daniel Flores, 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 June 29, 2018 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 contact Amy Giannini, Americans with Disabilities Act (ADA) Coordinator, at [amymg@pflugervilletx.gov](mailto:amymg@pflugervilletx.gov) or 512-990-6400 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.

