



**Zoning & Platting Commission
January 5, 2010 @ 6:00 P.M.
City Hall
City Hall – Council Chambers
301 W. 2nd Street
Austin, TX 78701**

AGENDA

Betty Baker - Chair
Sandra Baldrige
Cynthia Banks
Gregory Bourgeois – Assistant Secretary

Teresa Rabago – Secretary
Patricia Seeger
Donna Tiemann – Vice-Chair

EXECUTIVE SESSION (No public discussion)

The Zoning & Platting Commission will announce it will go into Executive Session, if necessary, pursuant to Chapter 551 of the Texas Government Code, to receive advice from Legal Counsel on matters specifically listed on this agenda. The commission may not conduct a closed meeting without the approval of the city attorney.

Private Consultation with Attorney – Section 551.071

A. CITIZEN COMMUNICATION

The first four (4) speakers signed up prior to the meeting being called to order will each be allowed a three-minute allotment to address their concerns regarding items not posted on the agenda.

B. APPROVAL OF MINUTES

1. Approval of minutes from December 15, 2009.

C. PUBLIC HEARINGS

- 1. Zoning and Rezoning:** **C14-2008-0123 - Bennett Tract**
Location: 7309 South IH 35 Service Road Northbound, South Boggy Creek; Onion Creek Watershed
Owner/Applicant: South Austin I-35 Associates c/o Bennett Realty Group (Timothy T. Bennett)
Agent: Big Red Dog Engineering / Consulting (Will Schnier)
Request: I-RR; GR to CS-MU-CO
Staff Rec.: **Recommendation Pending; Postponement request by the Staff to January 19, 2010.**
Staff: Wendy Rhoades, 974-7719, wendy.rhoades@ci.austin.tx.us
Planning and Development Review Department

- 2. Zoning and Rezoning:** **C14-2008-0220 - Double Creek Village**
Location: 10200 - 10614 South IH-35 Service Road Southbound, Slaughter/Onion Creeks Watershed
Owner/Applicant: Sterling/Babcock & Brown Double Creek LP (Drew M. Ireland)
Agent: Alice Glasco Consulting (Alice Glasco)
Request: I-RR; CS-CO to CS-MU
Staff Rec.: **Recommendation Pending; Postponement request by the Staff to February 16, 2010.**
Staff: Wendy Rhoades, 974-7719, wendy.rhoades@ci.austin.tx.us
Planning and Development Review Department

- 3. Rezoning:** **C814-01-0110.02 - Comanche Canyon Ranch PUD Amendment #2**
Location: Comanche Trail and Monte Castillo Parkway, Lake Travis Watershed
Owner/Applicant: Comanche Canyon East Commercial Partners, L.P. (Robert Theriot)
Agent: Vision 360 (Brian Birdwell)
Request: PUD to PUD
Staff Rec.: **Recommended**
Staff: Sherri Sirwaitis, 974-3057, sherri.sirwaitis@ci.austin.tx.us
Planning and Development Review Department

4. **Rezoning:** **C14-2009-0127 - Austin Woodfin Suite**
 Location: 7685 Northcross Drive, Shoal Creek Watershed
 Owner/Applicant: B-H Enterprises (William Hale)
 Agent: Shaw Hamilton Consultants (Shaw Hamilton)
 Request: From GR-MU-CO to CS-1
 Staff Rec.: **Recommended**
 Staff: Clark Patterson, 974-7691, clark.patterson@ci.austin.tx.us
 Planning and Development Review Department
5. **Rezoning:** **C14-2009-0149 - 2103 W. Slaughter Lane**
 Location: 2103 West Slaughter Lane, Slaughter Creek Watershed
 Owner/Applicant: Shokrollah Delaram
 Agent: Sean Hildebrandt
 Request: SF-2 to GO-MU
 Staff Rec.: **Recommendation of GO-MU-CO**
 Staff: Wendy Rhoades, 974-7719, wendy.rhoades@ci.austin.tx.us
 Planning and Development Review Department
6. **Final Plat w/Preliminary:** **C8J-2007-0125.1A - Lake Ridge Estates**
 Location: Lake Mountain Lane, Lake Travis Watershed
 Owner/Applicant: (Renee Champion) (Mark Collins)
 Agent: Garrett Ihnen Civil Engineering (Joseph Koen)
 Request: Approval of Lake Ridge Estates Final plat consisting of 7 lots on 31.70 acres.
 Staff Rec.: **Recommended.**
 Staff: Don Perryman, 974-2786, don.perryman@ci.austin.tx.us
 Planning and Development Review Department
7. **Amended Plat:** **C8J-2009-0140.0A - Westcliff Section 1-A, Amended Plat of Lots 19 & 25**
 Location: 8101 Two Coves Dr., Coldwater/West Bull Creek Watershed
 Owner/Applicant: John M. Rock III
 Agent: Same
 Request: Approval of Westcliff Section 1-A, Amended Plat of Lots 19 & 25 composed of 1 lot on 4.387 acres.
 Staff Rec.: **Disapproval**
 Staff: Planning and Development Review Department

8. Prelim Plan: C8J-2009-0142 - Estancia Hill Country
Location: Puryear Rd, Onion Creek Watershed
Owner/Applicant: Phillip Wiggins
Agent: Bury & Partners (Kelly Bell)
Request: Approval of Estancia Hill Country composed of 37 lots on 600 acres
Staff Rec.: **Disapproval**
Staff: Planning and Development Review Department

D. NEW BUSINESS

E. ADJOURNMENT

The City of Austin is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Meeting locations are planned with wheelchair access. If requiring Sign Language Interpreters or alternative formats, please give notice at least 4 days before the meeting date. Please call Dora Anguiano at Planning & Development Review Department, at 974-2104, for additional information; TTY users route through Relay Texas at 711.