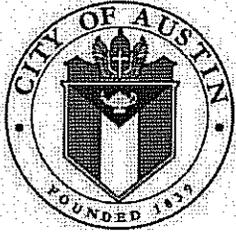


ENVIRONMENTAL BOARD MEETING MINUTES Wednesday, June 18, 2008



**ENVIRONMENTAL BOARD REGULAR MEETING MINUTES WEDNESDAY,
June 18, 2008**

The Environmental Board convened in a regular meeting on Wednesday, June 18, 2008 at 505 Barton Springs Road, One Texas Center, Third Floor, Room 325, Austin, Texas

Chair Dave Anderson called the Board Meeting to order at 6:05 p.m.

Board Members in Attendance:

Dave Anderson, Phil Moncada, Rodney Ahart, John Dupnik, Mary Gay. Maxwell, and Jon Beall

Staff in Attendance:

Pat Murphy, Ingrid McDonald, Craig Carson, Patricia Foran and Marilla Shepherd

1. **CITIZEN COMMUNICATIONS: GENERAL**
 - a. **Ben Turner of Consort Inc., spoke about the Barton Place Condominiums.**

2. **APPROVAL OF MINUTES**
 - a. Approve the minutes of the June 04, 2008 regular meeting.
The minutes for the regular meeting on June 04, 2008 were approved on Board Member Ahart's motion and Board Member Moncada's second (Vote 5-0. Board Member Beall was off the dais and Board Member Neely absent.)

3. **PUBLIC HEARINGS**
 - DISCUSSION AND ACTION ON DEVELOPMENT CASES**
 - a. **Name:** Miller Lakeside Subdivision
Applicant: Vaughn and Associates, Inc.
Rick Vaughn
Location: 4311 Charles Avenue
Staff Person: Craig Carson – Watershed Protection and Development Review Department

Request: Variance request is to Land Development Code 1) 30-5-454(B) (1) – To allow the density of one unit for 0.47 acres, (instead of one unit for each 2 acres); with a minimum lot size less than ¾ acres.

Staff Recommendation: Recommended.

The Environmental Board recommended conditional approval of a variance request to Land Development Code 1) 30-5-454(B)(1) – To allow the density of 1 unit for 0.47 acres, (instead of 1 unit for each 2 acres), with a minimum lot size less than ¾ acres. STAFF CONDITIONS: 1). The applicant will provide storm water detention for all development. This will be address with a plat note. 2). The Applicant will provide water quality controls for all development. This will be address with a plat note. 3). The overall impervious cover shall be restricted to a maximum of 20% (4095 square feet). A plat note will restrict this. 4). An integrated pest management plan will be submitted and approved by the City of Austin and appropriate plat notes shall be provided. This will be accomplished through the use of a restrictive covenant. 5). All new landscape and tree plantings shall be from the Grow Green approved list, or appropriate xeriscape or native plants. This will be accomplished through the use of a restrictive covenant.

BOARD CONDITIONS; Provide mitigation for trees 19” and greater that may be removed (on an inch-by-inch basis) or contributions to the tree fund. This to also be included through a plat note. RATIONALE: Original lot configuration would allow development in the transition zone; This development would create better overall water quality in the Rural Water Supply Rural Watershed. In addition to Roadways that ends to this lot is already paved. [J. Dupnik’s motion and D. Anderson’s second] (Vote 5 - 1 Board member Neely was absent).

- b. **Name:** Hudson Ben Colony No. 2, Resubdivision of Lot 14, Block 2 C8J-2007-0139.0A

Applicant: FNF CADD Services

Fred Fuentes

Location: 16104 Pool Canyon Road

Staff Person: Patricia Foran – Watershed Protection and Development Review Department

Request: Variance request is to Land Development Code 1) 25-8-454 (B) (1) – To exceed maximum development intensity in the uplands zone resulting in a density of 2 units for 1.808 acres net site area, and lot sizes of 0.669 and 1.139 acres net site area instead of the allowed density of 1 unit for each 2 acres, with a minimum lot size of ¾ acres.

Staff Recommendation: Not Recommended

The Environmental Board recommended conditional approval to a variance request to Land Development Code 30-5-454(B) (1)). – To exceed the maximum development intensity in the uplands zone resulting in a density of two units for 1.808 acres net site area, and lot sizes of 0.669 and one unit for each two acres, with a minimum lot size of three-quarters acre. STAFF CONDITIONS: 1) Restrict impervious cover to 20% of the net site area (maximum of 4965 square feet for Lot 14A, and 5600 square feet for Lot 14B) through a note on the plat; 2) Restrict development to the uplands

area (no development in critical water quality zone or water quality transition zone) through a note on the plat; 3) Provide an Integrated Pest Management Plan through a restrictive covenant; 4) Restrict landscaping to only the plants included in the City of Austin's Grow Green guide through a note on the plat; 5) Provide mitigation for trees 19" and greater than may be removed (on an inch-by-inch basis) through a note on the plat. 6) Utilize 30-5-213 (a) (b) and adopted criteria. **RATIONALE:** Original lot configuration would allow development in the transition zone; this development would create better overall water quality in the Rural Water Supply Watershed. In addition, the roadway that ends at this lot is already paved. [Phil's motion and Ahart's second] (Vote 5 - 1 Board member Neely was absent).

4. OLD BUSINESS

- a. Joint Environmental/Parks Board Subcommittee – Dave Anderson, P.E.
Board Member Beall reported on this item
- b. Erosion and Sedimentation Controls – Dave Anderson, P.E.
Board Member Moncada and Dupnik reported on this item.
- c. Balcones Canyonlands Conservation Plan Citizens Advisory Group – Mary Ann Neely **No report on this item.**
- d. Waterfront Overlay Taskforce – Dr. Mary G. Maxwell
Board Member Maxwell reported on this item.
- e. 2009 Watershed Protection and Development Review Budget Subcommittee – Dave Anderson
Board Member Anderson reported on this item.

5. NEW BUSINESS

- Request for future agenda items
- a. **The Environmental Board requested a briefing on tree removal issues and requested to hear from the Urban Forestry Board and the Tree Task Force at the next Environmental Board meeting.**

6. ADJOURNMENT

The meeting adjourned at 7:15 p.m.