



**Planning Commission
August 13, 2013 @ 6:00 P.M.
City Hall – Council Chambers
301 W. 2nd Street
Austin, TX 78701**

Dave Anderson - Chair
Danette Chimenti – Vice-Chair
Richard Hatfield
Alfonso Hernandez - Parliamentarian
Jeff Jack – Ex-Officio

Howard Lazarus – Ex-Officio
James Nortey
Stephen Oliver
Brian Roark
Myron Smith
Jean Stevens – Secretary

EXECUTIVE SESSION (No public discussion)

The Planning 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 July 30, 2013 Special Called meeting.

C. PUBLIC HEARING

1. **Municipal Utility District:** **C12M-2013-0001 – Cascades MUD No. 1**

Location: 11601 South IH 35, Onion Creek Watershed
Owner/Applicant: T. Marc Knutsen
Agent: Armbrust & Brown (Sue Brooks Littlefield)
Request: Consent to Create a Municipal Utility District (MUD)
Staff: Virginia Collier, 512-974-2022; virginia.collier@austintexas.gov;
Planning and Development Review Department

2. **Discussion and Action:**

Request: Discussion and consider for recommendation a site-specific amendment to City Code Chapter 25-8, Article 12 (Save Our Springs Initiative) for Garza Tract, generally located at 3712 Ben Garza Lane.
Staff: Chuck Lesniak, 512-974-2699; chuck.lesniak@austintexas.gov;
Watershed Protection Department

3. **Discussion and Action:**

Request: Discussion and consider for recommendation a site-specific amendment to City Code Chapter 25-8, Article 12 (Save Our Springs Initiative) for Encino Trace, generally located at 5707 Southwest Parkway.
Staff: Chuck Lesniak, 512-974-2699; chuck.lesniak@austintexas.gov;
Watershed Protection Department

4. **Code Amendment:** **C20-2013-002 – Neighborhood Plan Amendment Procedures**

Owner/Applicant: City of Austin
Agent: Planning and Development Review Department (Stevie Greathouse)
Request: Amend Chapter 25-1 of the City of Austin Land Development Code to change the requirements for neighborhood plan amendment procedures.
Staff Rec.: **Recommended**
Staff: Stevie Greathouse, 512-974-7226; stevie.greathouse@austintexas.gov;
Planning and Development Review Department

- 5. Code Amendment: C20-2013-017 – Watershed Protection Amendments**
Owner/Applicant: City of Austin
Agent: Watershed Protection Department (Matt Hollon)
Request: Amend Chapters 25-7, 25-8, 30-4, and 30-5 relating to drainage and water quality; amend various sections of Titles 25 and 30 relating to environmental protection, and establish a water supply mitigation fund and riparian zone fund.

Staff Rec.: **Recommended**
Staff: Matt Hollon, 512-974-2212; matt.hollon@austintexas.gov;
Watershed Protection Department
- 6. Code Amendment: C20-2013-011 – Vested Development Rights**
Owner/Applicant: City of Austin
Agent: Planning and Development Review Department
Request: Amend City Code Chapters 25-1 and 25-5 relating to vested development rights under Chapter 245 and Section 43.002 of the Texas Local Government Code.

Staff Rec.: **Recommended**
Staff: Greg Guernsey, 512-974-2387; greg.guernsey@austintexas.gov;
Planning and Development Review Department
- 7. Code Amendment: C20-2013-015 – Limited Office Off-Site Accessory Parking**
Owner/Applicant: City of Austin
Agent: Planning and Development Review Department (Greg Dutton)
Request: Amend Chapter 25 of the City Code to make off-site accessory parking a permitted or conditional use in the LO zoning district

Staff Rec.: **Recommended**
Staff: Greg Dutton, 512-974-3509; greg.dutton@austintexas.gov;
Planning and Development Review Department
- 8. Plan Amendment: NPA-2013-0013.01 – 1010 Daniel Drive**
Location: 1010 Daniel Drive, Bouldin Creek Watershed, Bouldin Creek NPA
Owner/Applicant: PPT Development, LP
Agent: Alice Glasco Consulting (Alice Glasco)
Request: Single Family to Mixed Use/Office land use
Staff Rec.: **Recommend an Indefinite Postponement**
Staff: Maureen Meredith, 512-974-2695, maureen.meredith@austintexas.gov;
Planning and Development Review Department

- 9. Rezoning: C14-2013-0019 – 1010 Daniel Drive**
 Location: 1010 Daniel Drive, Bouldin Creek Watershed, Bouldin Creek NPA
 Owner/Applicant: PPT Development, LP
 Agent: Alice Glasco Consulting (Alice Glasco)
 Request: SF-3-NP to GO-MU-NP; Indefinite Postponement Requested by the Applicant
 Staff Rec.: **Recommend an Indefinite Postponement**
 Staff: Lee Heckman, 512-974-2695; lee.heckman@austintexas.gov; Planning and Development Review Department
- 10. Plan Amendment: NPA-2013-0022.01 – Congress Avenue Baptist Church**
 Location: 1511 South Congress Avenue, East Bouldin Watershed, Greater South River City (South River City) NPA
 Owner/Applicant: Congress Avenue Baptist Church
 Agent: Thrower Design (A. Ron Thrower)
 Request: Civic to Mixed Use land use
 Staff Rec.: **Recommended**
 Staff: Maureen Meredith, 512-974-2695, maureen.meredith@austintexas.gov; Planning and Development Review Department
- 11. Rezoning: C14-2013-0022 – Congress Avenue Baptist Church**
 Location: 1511 South Congress Avenue, East Bouldin Watershed, Greater South River City (South River City) NPA
 Owner/Applicant: Congress Avenue Baptist Church (Tut Hill)
 Agent: Thrower Design (A. Ron Thrower)
 Request: SF-3-CO-NCCD-NP to GR-CO-NCCD-NP
 Staff Rec.: **Recommendation of GO-CO-NCCD-NP or to Amend the NCCD**
 Staff: Lee Heckman, 512-974-7604; lee.heckman@austintexas.gov; Planning and Development Review Department
- 12. Plan Amendment: NPA-2013-0019.01 – Commodore Perry Estate**
 Location: 710 E. 41st Street, Waller Creek Watershed, Central Austin Combined (Hancock) NPA
 Owner/Applicant: Perry Estates, LLC (Clark Lyda)
 Agent: Smith, Robertson, Elliott, Glen, Klein & Douglas, LLP. (David Hartman)
 Request: Civic land use to Higher Density Single Family and Mixed Use land uses
 Staff Rec.: **Pending; Postponement request by the Staff to 9-10-2013**
 Staff: Maureen Meredith, 512-974-2695; maureen.meredith@austintexas.gov; Planning and Development Review Department

- 13. Rezoning: C14-2013-0040 – Commodore Perry Estate**
Location: 710 E. 41st Street, Waller Creek Watershed, Central Austin Combined (Hancock) NPA
Owner/Applicant: Perry Estates, LLC (Clark Lyda)
Agent: Smith, Robertson, Elliott, Glen, Klein & Douglas, LLP. (David Hartman)
Request: SF-3-CO-NP to GR-MU-CO-NP for Tract 1, SF-3-CO-NP to GR-MU-CO-NP for Tract 2, SF-3-CO-NP to SF-6-CO-NP for Tract 3, SF-3-CO-NP to GR-MU-H-CO-NP for Tract 1A
Staff Rec.: **Pending; Postponement request by the Staff to 9-10-2013**
Staff: Clark Patterson, 512-974-7691; clark.patterson@austintexas.gov; Planning and Development Review Department
- 14. Plan Amendment: NPA-2013-0025.02 – Lantana Tract 32**
Location: 6401 Rialto Blvd., Barton Springs Watershed-Barton Springs Zone, Oak Hill Combined (East Oak Hill) NPA
Owner/Applicant: Lantana Tract 32, LP
Agent: Smith, Robertson, Elliott, Glen, Klein & Douglas, LLP. (David Hartman)
Request: Office to Multifamily land use
Staff Rec.: **Postponement request by the Staff to 8-27-2013**
Staff: Maureen Meredith, 512-974-2695; maureen.meredith@austintexas.gov; Planning and Development Review Department
- 15. Rezoning: C14-2013-0044 – Lantana Tract 32**
Location: 6401 Rialto Boulevard, Barton Creek Watershed-Barton Springs Zone, Oak Hill Combined (East Oak Hill) NPA
Owner/Applicant: Lantana Tract 32, LP
Agent: Smith, Robertson, Elliott, Glen, Klein & Douglas, LLP. (David Hartman)
Request: GO-NP to MF-4-CO-NP
Staff Rec.: **Postponement request by the Staff to 8-27-2013**
Staff: Lee Heckman, 512-974-2695; lee.heckman@austintexas.gov; Planning and Development Review Department

- 16. Restrictive Covenant Amendment:**
Location: 6401 Rialto Boulevard, Barton Creek Watershed-Barton Springs Zone, Oak Hill Combined (East Oak Hill) NPA
Owner/Applicant: Lantana Tract 32, LP
Agent: Smith, Robertson, Elliott, Glen, Klein & Douglas, LLP. (David Hartman)
Request: Delete reference to net leasable square feet
Staff Rec.: **Postponement request by the Staff to 8-27-2013**
Staff: Lee Heckman, 512-974-2695; lee.heckman@austintexas.gov; Planning and Development Review Department
- 17. Plan Amendment:**
Location: 5816 Harper Park Drive, Barton Creek Watershed-Barton Springs Zone, Oak Hill Combined (East Oak Hill) NPA
Owner/Applicant: Harper Park Two LP (Gail M. Whitfield)
Agent: The Whitfield Company (Marcus Whitfield)
Request: Office to Mixed Use/Office land use
Staff Rec.: **Recommended**
Staff: Maureen Meredith, 512-974-2695; maureen.meredith@austintexas.gov; Planning and Development Review Department
- 18. Restrictive Covenant Amendment:**
Location: 5816 Harper Park Drive, Barton Creek Watershed-Barton Springs Zone Watershed, Oak Hill Combined (East Oak Hill) NPA
Owner/Applicant: Harper Park Two LP (Gail M. Whitfield)
Agent: The Whitfield Company (Marcus Whitfield)
Request: No amendment proposed; application to amend should restrictions be required as part of associated zoning case only.
Staff Rec.: **Recommended to amend only as necessary for rezoning**
Staff: Lee Heckman, 512-974-7604; lee.heckman@austintexas.gov; Planning and Development Review Department

- 19. Rezoning: C14-2013-0006 – Harper Park Residential**
Location: 5816 Harper Park Drive, Barton Creek Watershed-Barton Springs Zone, Oak Hill Combined (East Oak Hill) NPA
Owner/Applicant: Harper Park Two LP (Gail M. Whitfield)
Agent: The Whitfield Company (Marcus Whitfield)
Request: LO-CO-NP to LO-MU-CO-NP
Staff Rec.: **Recommended**
Staff: Lee Heckman, 512-974-7604; lee.heckman@austintexas.gov; Planning and Development Review Department
- 20. Plan Amendment: NPA-2011-0002.01 – Jaylee Ltd.**
Location: 1601 & 1645 E. 6th Street, Lady Bird Lake Watershed, East Cesar Chavez Neighborhood Plan & Plaza Saltillo Station Area Plan NPA
Owner/Applicant: Jaylee Ltd. (Jim Arnold)
Agent: Winstead PC (Amanda Swor)
Request: Specific Regulating District to Specific Regulating District
Staff Rec.: **Recommended**
Staff: Maureen Meredith, 512-974-2695; maureen.meredith@austintexas.gov; Planning and Development Review Department
- 21. Rezoning: C14-2011-0091 – Jaylee Ltd.**
Location: 1601 & 1645 E. 16th Street, Lady Bird Lake Watershed, East Cesar Chavez Neighborhood Plan & Plaza Saltillo Station Area Plan NPA
Owner/Applicant: Jaylee Ltd. (Jim Arnold)
Agent: Winstead PC (Amanda Swor)
Request: TOD-NP to TOD-NP-CURE
Staff Rec.: **Recommended**
Staff: Heather Chaffin, 512-974-2122; heather.chaffin@austintexas.gov; Planning and Development Review Department
- 22. Plan Amendment: NPA-2013-0015.01 – Airport Café**
Location: 1137 & 1139 Airport Blvd & 1138 Gunter Street, Boggy Creek Watershed, East MLK Combined NPA
Owner/Applicant: R & J Partners, LLC
Agent: Alice Glasco Consulting (Alice Glasco)
Request: Single Family to Mixed Use land use
Staff Rec.: **Recommendation of Neighborhood Mixed Use land use**
Staff: Maureen Meredith, 512-974-2695; maureen.meredith@austintexas.gov; Planning and Development Review Department

- 23. Rezoning:** **C14-2013-0055 – Airport Café**
Location: 1137 & 1141 Airport Blvd. & 1138 Gunter Street, Boggy Creek Watershed, East MLK Combined NPA
Owner/Applicant: R & J Partners, LLC
Agent: Alice Glasco Consulting (Alice Glasco)
Request: SF-3-NP to CS-MU-CO-NP
Staff Rec.: **Recommendation of LR-MU-CO-NP**
Staff: Heather Chaffin, 512-974-2122; heather.chaffin@austintexas.gov; Planning and Development Review Department
- 24. Rezoning:** **C14-2013-0067 – 3906 Manchaca Road**
Location: 3906 Manchaca Road, West Bouldin Creek Watershed, South Lamar Combined NPA
Owner/Applicant: Prelude Dynamics, LLC (Richard Tieken)
Agent: Prelude Dynamics, LLC (Richard Tieken)
Request: SF-3 to LO
Staff Rec.: **Recommendation of LO-MU**
Staff: Lee Heckman, 512-974-7604; lee.heckman@austintexas.gov; Planning and Development Review Department
- 25. Rezoning:** **C14-2013-0081 – Apostolic 1.5**
Location: 517 East Oltorf Street, Blunn Creek Watershed, Greater South River City (St. Edward's) NPA
Owner/Applicant: Apostolic Assembly of the Faith in Christ Jesus, Inc. (Frank Balboa)
Agent: Jim Bennett Consulting (Jim Bennett)
Request: SF-3-NP to GR-NP
Staff Rec.: **GO-CO-NP**
Staff: Lee Heckman, 512-974-2695; lee.heckman@austintexas.gov; Planning and Development Review Department
- 26. Rezoning:** **C14-2012-0140 – Street and Bridge Operations Central District Office**
Location: 3511 Manor Road, Tannehill Branch Watershed, East MLK Combined NPA
Owner/Applicant: City of Austin, Public Works Dept.
Agent: City of Austin, Public Works Department (Peter Davis)
Request: **WITHDRAWN**
Staff: Heather Chaffin, 512-974-2122; heather.chaffin@austintexas.gov; Planning and Development Review Department

- 27. Conditional Use Permit & Variance:**
Location: 700 W. Riverside Drive; Lake Bird Lake Watershed, Bouldin Creek NPA
Owner/Applicant: City of Austin
Agent: Axiom Engineers (Nicole Folta Findeisen)
Request: Approve a conditional use permit for a "P"-zoned site larger than one acre, as required by LDC Sec. 25-2-625(D)(2), and approve a variance to construct parking and a structure within the primary setback of the Auditorium Shores Subdistrict of the Waterfront Overlay, as LDC Sec. 25-2-721(B)(1) prohibits such construction.

Staff Rec.: **Recommended**
Staff: Michael Simmons-Smith; 512-974-1225, michael.simmons-smith@austintexas.gov;
Planning and Development Review Department
- 28. Site Plan Extension:**
Location: 2201 S. Lakeshore Blvd, Lady Bird Lake Watershed, East Riverside/Oltrof Combined NPA
Owner/Applicant: CRV Shoreline TRS Inc (David Cox)
Agent: Jones & Carter (James M Schissler, P.E.)
Request: Approve a 10 year extension to a previously approved site plan.
Staff Rec.: **Recommended**
Staff: Donna Galati, 512-974-2733; donna.galati@austintexas.gov;
Planning and Development Review Department
- 29. Site Plan Waiver:**
Location: 2409 E. 7th Street, Lady Bird Lake Watershed, Holly NPA
Owner/Applicant: J & J Nunez Investments, LLC (Jose Nunez)
Agent: Brushy Creek Engineering (Aaron Pesek, PE)
Request: Waiver - Request to allow a a parking area and driveway within 25 feet of a use that is permitted in a SF-5 or more restrictive zoning district [LDC Sec. 25-2-1067(G)(2)].

Staff Rec.: **Recommended**
Staff: Christine Barton-Holmes, 512-974-2788; christine.barton-holmes@austintexas.gov;
Planning and Development Review Department

- 30. Site Plan Waiver: SP-2012-0409C.SH – Chicon Corridor – Southwest Site**
Location: 1212 Chicon Street, Boggy Creek Watershed, Chestnut NPA
Owner/Applicant: Chestnut Neighborhood Revitalization (Sean Garretson)
Agent: Big Red Dog Engineering (Nicholas Kehl)
Request: Waivers - 1) allow a parking area within 23 feet of adjoining property zoned SF-5 or more restrictive (LDC Sec. 25-2-1067(H); 2) allow construction of a structure within 25 feet of adjoining property zoned SF-5 or more restrictive (LDC Sec. 25-2-1063(B)(1); 3) allow placement of a dumpster less than 20 feet from adjoining property zoned SF-5 or more restrictive (LDC Sec. 1067(C)(1), and 4) allow placement of a building within the 25-foot front building line setback of a site adjoining property zoned SF-5 or more restrictive (LDC 25-2-1064).

Staff Rec.: **Waivers #1 and #4 are recommended. Waivers #2 and #3 are not recommended**

Staff: Michael Simmons-Smith, 512-974-1225; michael.simmons-smith@austintexas.gov;
Planning and Development Review Department
- 31. Site Plan Waiver: SP-2012-0407C.SH – Chicon Corridor – Northeast Site**
Location: 1309 Chicon Street, Boggy Creek Watershed, Chestnut NPA
Owner/Applicant: Chestnut Neighborhood Revitalization (Sean Garretson)
Agent: Big Red Dog Engineering (Nicholas Kehl)
Request: Waivers - 1) allow a parking area within 24 feet of adjoining property zoned SF-5 or more restrictive (LDC Sec. 25-2-1067(H); 2) allow construction of a structure within 25 feet of adjoining property zoned SF-5 or more restrictive (LDC Sec. 25-2-1063(B)(1); 3) allow placement of a dumpster less than 20 feet from adjoining property zoned SF-5 or more restrictive (LDC Sec. 1067(C)(1), and 4) allow placement of a building within the 25-foot front building line setback of a site adjoining property zoned SF-5 or more restrictive (LDC 25-2-1064).

Staff Rec.: **Waivers #1 & 4 are recommended. Waivers #2 and #3 are not recommended.**

Staff: Michael Simmons-Smith, 512-974-1225; Michael.simmons-smith@austintexas.gov;
Planning and Development Review Department

- 32. Site Plan Waiver: SP-2012-0406C.SH – Chicon Corridor – Southeast Site**
Location: 1301 Chicon Street, Boggy Creek Watershed, Chestnut NPA
Owner/Applicant: Chestnut Neighborhood Revitalization (Sean Garretson)
Agent: Big Red Dog Engineering (Nicholas Kehl)
Request: Waivers - 1) allow a parking area within 24 feet of adjoining property zoned SF-5 or more restrictive (LDC Sec. 25-2-1067(H); 2) allow construction of a structure within 25 feet of adjoining property zoned SF-5 or more restrictive (LDC Sec. 25-2-1063(B)(1); 3) allow placement of a dumpster less than 20 feet from adjoining property zoned SF-5 or more restrictive (LDC Sec. 1067(C)(1), and 4) allow placement of a building within the 25-foot front building line setback of a site adjoining property zoned SF-5 or more restrictive (LDC 25-2-1064).

Staff Rec.: **Waivers #1 and #4 are recommended. Waivers #2 and #3 are not recommended.**

Staff: Michael Simmons-Smith, 512-974-1225; Michael.Simmons-Smith@austintexas.gov;
Planning and Development Review Department
- 33. Final Plat w/Preliminary: C8-04-0043.06.3A.SH – Mueller Section VII-C Phase 1 Final Plat**
Location: 3600 Manor Road, Tannehill Branch/Boggy Creek Watersheds, RMMA
Owner/Applicant: City of Austin (Pam Hefner)
Agent: Bury & Partners, Inc. (David Miller)
Request: Approval of the Mueller Section VII-C Phase 1 Final Plat composed of 286 lots on 74.652 acres.

Staff Rec.: **Recommended**
Staff: Don Perryman, 512-974-2786; don.perryman@austintexas.gov;
Planning and Development Review Department
- 34. Resubdivision: C8-2012-0126.0A – Hoffman Resubdivision**
Location: 1210 E. 7th Street, Waller Creek Watershed, Central East Austin NPA
Owner/Applicant: Peter Hoffman & 1208 Partners LLC
Agent: Big Red Dog Engineering (Robert Brown)
Request: Approval of the resubdivision of two lots into a three lot subdivision on 0.4541 acres.

Staff Rec.: **Recommended**
Staff: Cesar Zavala, 512-974-3404; cesar.zavala@austintexas.gov;
Planning and Development Review Department

- 35. Final Plat Resubdivision:** **C8-2012-0092.0A – Lot 1 and Lot 2 Resubdivision of 37 Tarrytown Oaks**
Location: 34 Marganita Crescent, Johnson Creek Watershed, Central West Austin Combined NPA
Owner/Applicant: Lander & Nancy Lewallen (Katie Hunt)
Agent: ATS Engineers (Marc Dickey)
Request: Approval of the resubdivision of 1 lot into 2 lots on 0.3010 acres.
Staff Rec.: **Recommended**
Staff: David Wahlgren, 512-974-6455; david.wahlgren@austintexas.gov; Planning and Development Review Department
- 36. Resubdivision:** **C8-2013-0036.0A – Resubdivision of Lot 24, Block C, Bellaire**
Location: 1901 Payne Ave., Shoal Creek Watershed, Crestview NPA
Owner/Applicant: Grayland LLC (Lisa Gray)
Agent: Lisa Gray
Request: Approve the resubdivision of one lot into 2 lots on 0.294 acres.
Staff Rec.: **Recommended**
Staff: Sylvia Limon, 512-974-2767; sylvia.limon@austintexas.gov; Planning and Development Review Department
- 37. Street Vacation:** **F#9141-1211**
Request: Vacation of a portion of an alley between Rainey Street and East Avenue and Driskill Street and Red River Street.
Staff Rec.: **Recommended**
Staff: Jennifer Grant, 512-974-7191; jennifer.grant@austintexas.gov; Office of Real Estate Services
- 38. Street Vacation:** **F#9235-1307**
Request: Vacation of a portion of Red River Street.
Staff Rec.: **Pending**
Staff: Eric J. Hammack, 512-974-7079; eric.hammack@austintexas.gov; Office of Real Estate Services

- 39. Final Plat- Resub:** **C8-2013-0122.0A – Fiskville School Addition, Block F, Lot 2; Resubdivision**
 Location: 211 Beaver Street, Little Walnut Creek Watershed
 Owner/Applicant: Josue Flores
 Agent: Genesis 1 Engineering Co. (George Gonzalez)
 Request: Approval of the Fiskville School Addition, Blk F, Lot 2; Resubdivision composed of 3 lots on 0.501 acres
 Staff Rec.: **Disapproval**
 Staff: Planning and Development Review Department
- 40. Final Plat- Resubdivision:** **C8-2013-0129.0A – Broadacres Block 2 Lot 5; Resubdivision**
 Location: 5619 Adams Ave., Shoal Creek Watershed, Brentwood NPA
 Owner/Applicant: Hollow Creek LLC, 706 W 34th LLC (Michel Issa)
 Agent: Noble S&E Works, LLC (Tres Howland)
 Request: Approval of the Broadacres Block 2 Lot 5; Resubdivision composed of 1 lot on 0.3774 acres
 Staff Rec.: **Disapproval**
 Staff: Planning and Development Review Department
- 41. Final Plat w/Preliminary:** **C8-2013-0133.1A – Riverside Vargas Subdivision**
 Location: Vargas Road, Carson Creek Watershed, Montopolis NPA
 Owner/Applicant: Vargas Properties I, Ltd. (Marvin E. Chernosky Jr.)
 Agent: Big Red Dog Engineering/Consulting (Eliot Davenport)
 Request: Approval of the Riverside Vargas Subdivision composed of 3 lots on 18.1 acres.
 Staff Rec.: **Disapproval**
 Staff: Planning and Development Review Department
- 42. Final Plat/Resubdivision:** **C8-2013-0119.0A – Keen Addition; a Resubdivision of a Portion of Block 6**
 Location: 1103 Bouldin Avenue, West Bouldin Creek Watershed, Bouldin Creek NPA
 Owner/Applicant: Arthur Keen
 Agent: Hector Avila
 Request: Approval of the Keen Addition; a resubdivision of a portion of Block 6, South Heights composed of 1 lot on 0.129 acres.
 Staff Rec.: **Disapproval**
 Staff: Planning and Development Review Department

- 43. Final Plat; Previously Unplatted:** **C8-2013-0124.0A – Contreras Addition**
Location: 6108 Harold Court, Boggy Creek Watershed, MLK-183 NPA
Owner/Applicant: Jesus Contreras
Agent: Hector Avila
Request: Approval of the Contreras Addition composed of 1 lot on 0.645 acres.
Staff Rec.: **Disapproval**
Staff: Planning and Development Review Department
- 44. Final Plat; Previously Unplatted:** **C8-2013-0127.0A – Kemp Grove**
Location: Kemp Street, Colorado River Watershed, Montopolis NPA
Owner/Applicant: Reclaimed Ridge, LLC. (Erick Brickler)
Agent: Mike McHone Real Estate (Michael McHone)
Request: Approval of Kemp Grove composed of 5 lots on 3.33 acres.
Staff Rec.: **Disapproval**
Staff: Planning and Development Review Department
- 45. Preliminary Plan:** **C8-2013-0133 – Riverside Vargas Subdivision**
Location: Vargas Road, Carson Creek Watershed, Montopolis NPA
Owner/Applicant: Vargas Properties I, Ltd. (Marvin E. Chernosky Jr.)
Agent: Big Red Dog Engineering/Consulting (Eliot Davenport)
Request: Approval of the Riverside Vargas Subdivision composed of 3 lots on 18.1 acres.
Staff Rec.: **Disapproval**
Staff: Planning and Development Review Department
- 46. Preliminary Plan:** **C8-2013-0118 – Lightsey 2**
Location: 1805 Lightsey Road, West Bouldin Creek Watershed, South Lamar NPA
Owner/Applicant: AJF Partners, LTD. (Annie Foss)
Agent: PSW Homes (Casey Giles)
Request: Approval of Lightsey 2 composed of 17 lots on a 4.0 acres.
Staff Rec.: **Disapproval**
Staff: Planning and Development Review Department

D. NEW BUSINESS

- 1. New Business; Code Amendment: Initiate a Code Amendment – Temporary Staging of Equipment**
- Owner/Applicant: City of Austin
Agent: Planning and Development Review Department
Request: Amend Chapter 25 of the City Code to allow temporary staging of equipment, for City of Austin and utility projects, on non-City-owned property.
Staff: Greg Dutton, 512-974-3509; greg.dutton@austintexas.gov; Planning and Development Review Department

E. SUBCOMMITTEE REPORTS

F. 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.