



**Zoning & Platting Commission**  
**April 1, 2014 @ 6:00 P.M.**  
**City Hall – Council Chambers**  
**301 W. 2<sup>nd</sup> Street**  
**Austin, TX 78701**

**AGENDA**

Betty Baker – Chair  
Cynthia Banks – Secretary  
Sean Compton  
Rahm McDaniel

Jason Meeker – Assist. Secretary  
Gabriel Rojas - Parliamentarian  
Patricia Seeger – 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 March 18, 2014.

## C. PUBLIC HEARINGS

- 1. Rezoning:** **C14-2013-0113 - Lamar Center**  
Location: 11421 & 11423 North Lamar Boulevard, Walnut Creek Watershed  
Owner/Applicant: Rundberg Square, LLC (Son Thai)  
Request: LR to GR  
Staff Rec.: **Recommendation of GR-CO, with conditions**  
Staff: Sherri Sirwaitis, 512-974-3057, [sherri.sirwaitis@austintexas.gov](mailto:sherri.sirwaitis@austintexas.gov);  
Planning and Development Review Department
- 2. Rezoning:** **C14-2014-0008 - All Saints Episcopal Church Annex**  
Location: 209-1/2 West 27th Street, Waller Creek Watershed  
Owner/Applicant: Protestant Episcopal Church Council of the Diocese of Texas (Mike McChesney)  
Agent: Winstead P.C. (John Philip Donisi)  
Request: MF-5-H to CS-MU  
Staff Rec.: **Recommendation of CS-MU-CO**  
Staff: Wendy Rhoades, 512-974-7719, [wendy.rhoades@austintexas.gov](mailto:wendy.rhoades@austintexas.gov);  
Planning & Development Review Department
- 3. Rezoning:** **C14-2014-0009 - All Saints Episcopal Church**  
Location: 209 West 27th Street, Waller Creek Watershed  
Owner/Applicant: Protestant Episcopal Church Council of the Diocese of Texas (Mike McChesney)  
Agent: Winstead P.C. (John Philip Donisi)  
Request: MF-5 to CS-MU  
Staff Rec.: **Recommendation of CS-MU-CO**  
Staff: Wendy Rhoades, 512-974-7719, [wendy.rhoades@austintexas.gov](mailto:wendy.rhoades@austintexas.gov);  
Planning & Development Review Department
- 4. Site Plan - Variance Only:** **SP-2013-0343D - Vineyard Business Center, 620 Office Warehouse Complex, Phase III**  
Location: 2009 North FM 620, Running Deer Creek Watershed  
Owner/Applicant: Vineyard Business Center Ltd. (Vinson J. Wood)  
Agent: Vigil & Associates (Hermann Vigil)  
Request: 1) To allow the construction of buildings and parking within the 40% downstream buffer [LDC 25-8-454(D)(2)], and 2) to allow 49.6% impervious cover [LDC 25-8-454(D)(1)(a)].  
Staff Rec.: **Not recommended**  
Staff: Mike McDougal, 512-974-6380, [mike.mcdougal@austintexas.gov](mailto:mike.mcdougal@austintexas.gov);  
Michael Simmons-Smith, (512) 974-1225, [Michael.simmons-smith@austintexas.gov](mailto:Michael.simmons-smith@austintexas.gov);  
Planning & Development Review Department

Facilitator: Ivan Naranjo, 512-974-7649

City Attorney: Clark Cornwell, 512-974-6482; Cynthia Tom, 512-974-3042

- 5. Final Plat w/Preliminary: C8J-2008-0056.5A - Pearson Place Section Three**  
Location: 13115 Avery Ranch Boulevard, Lake Creek Watershed  
Owner/Applicant: Pearson Place at Avery Ranch (Gary L. Newman)  
Agent: CSF Civil Group (Christine Potts)  
Request: Approval of Pearson Place Section Three composed of 121 lots on 34.30 acres.  
Staff Rec.: **Recommended**  
Staff: David Wahlgren, 512-974-6455, [david.wahlgren@austintexas.gov](mailto:david.wahlgren@austintexas.gov); Planning and Development Review Department
- 6. Final Plat-Resubdivision: C8J-2014-0048.0A - St. Alban's Addition; Resubdivision**  
Location: 11819 South IH 35 Service Road Northbound, Onion Creek Watershed  
Owner/Applicant: Protestant Episcopal Church Council of the Diocese of Texas  
Agent: Winkley Engineering Inc (Tom Winkley)  
Request: Approval of the St. Alban's Addition; Resubdivision composed of 2 lots on 9.36 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 512-974-2104, for additional information; TTY users route through Relay Texas at 711.