



**Regular Called Meeting
ZONING & PLATTING COMMISSION
Tuesday, June 16, 2020**

The Zoning & Platting Commission convened in a meeting on Tuesday, June 16, 2020
@ <http://www.austintexas.gov/page/watch-atxn-live>

Chair Kiolbassa called the Commission Meeting to order at 6:01 p.m.

Commission Members in Attendance:

**Ana Aguirre – Secretary
Nadia Barrera-Ramirez
Timothy Bray
Jim Duncan – Vice-Chair
Bruce Evans
David King
Jolene Kiolbassa – Chair
Ellen Ray
Hank Smith**

Absent

Ann Denkler – Parliamentarian

One vacancy (D-4)

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. APPROVAL OF MINUTES

1. Approval of minutes from June 2, 2020.

Motion to approve the minutes from June 2, 2020, as amended, approved on the consent agenda on the motion by Commissioner Smith, seconded by Commissioner King on a vote of 9-0. Commissioner Denkler absent.

B. PUBLIC HEARINGS

1. **Rezoning:** [C14-2019-0162 - Slaughter and Cullen; District 2](#)
Location: 166 West Slaughter Lane and 9012 Cullen Lane, Onion Creek Watershed
Owner/Applicant: LG Slaughter and Cullen LLC (Rob Pivnick)
Agent: Husch Blackwell LLP (Nikelle Meade)
Request: GR-CO to GR-CO, to change a condition of zoning
Staff Rec.: **Recommended**
Staff: Wendy Rhoades, 512-974-7719, wendy.rhoades@austintexas.gov
Planning and Zoning Department

Public Hearing closed.

Motion by Commissioner Evans, seconded by Commissioner Smith to grant Staff's recommendation of GR-CO, to change a condition of zoning, for C14-2019-0162 - Slaughter and Cullen located at 166 West Slaughter Lane and 9012 Cullen Lane was approved on a vote of 6-3. Chair Kiolbassa and Commissioners Aguirre and King voted nay. Commissioner Denkler absent.

2. **Rezoning:** [C14-2020-0041 - Stowers and Schiller; District 10](#)
Location: 8500 Bluegrass Drive, Bull Creek Watershed
Owner/Applicant: Ken Schiller
Agent: Steve T. Stowers
Request: LR to SF-2
Staff Rec.: **Recommended**
Staff: Sherri Sirwaitis, 512-974-3057, sherri.sirwaitis@austintexas.gov
Planning and Zoning Department

Public Hearing closed.

Motion to grant Staff's recommendation of SF-2 district zoning for C14-2020-0041 - Stowers and Schiller located at 8500 Bluegrass Drive was approved on the consent agenda on the motion by Commissioner Smith, seconded by Commissioner King on a vote of 9-0. Commissioner Denkler absent.

3. **Rezoning:** [C14-2020-0050 - 3100 Scofield Ridge Parkway; District 7](#)
Location: 3100 Scofield Ridge Parkway, Walnut Creek Watershed
Owner/Applicant: Tiger Creek Partners, LP (John Bultman)
Agent: Metcalfe, Wolff, Stuart & Williams, LLP (Michele Rogerson Lynch)
Request: LR to GR-MU
Staff Rec.: **Recommended**
Staff: Sherri Sirwaitis, 512-974-3057, sherri.sirwaitis@austintexas.gov
Planning and Zoning Department

Public Hearing closed.

Motion to grant Staff's recommendation of GR-MU, combining district zoning for C14-2020-0050 - 3100 Scofield Ridge Parkway located at 3100 Scofield Ridge Parkway was approved on the consent agenda on the motion by Commissioner Smith, seconded by Commissioner King on a vote of 9-0. Commissioner Denkler absent.

4. **Zoning:** [C14-2020-0055 - Cooper Tract Commercial; District 1](#)
Location: 10001 East US Highway 290, Decker Creek and Gilleland Creek Watersheds
Owner/Applicant: Cooper Milly Holdings LLC (Leighton Lord)
Agent: Husch Blackwell LLP (Nikelle Meade)
Request: I-RR to CH
Staff Rec.: **CH for Tract 1; CS-MU for Tract 2**
Staff: Heather Chaffin, 512-974-2122, heather.chaffin@austintexas.gov
Planning and Zoning Department

Public Hearing closed.

Motion to grant Staff's recommendation of CH, district zoning, for Tract 1; CS-MU combining district zone for Tract 2, located at 10001 East US Highway 290 was approved on the consent agenda on the motion by Commissioner Smith, seconded by Commissioner King on a vote of 9-0. Commissioner Denkler absent.

5. **Site Plan:** [SP-2019-0417D - Additional 300K Ground Water Storage Tank Improvements 360](#)
Location: 5418-1/2 Buckman Mountain Road, Lake Austin Watershed
Owner/Applicant: Gray Engineering, Inc. & Loop 360 Water Supply Corporation
Agent: David Gray
Request: Variance request to 25-8-341 to allow for cut that exceeds four feet in depth and not more than eight feet.
Staff Rec.: **Recommended with conditions**
Staff: Hank Marley, 512-974-2067, hank.marley@austintexas.gov
Development Services Department

Public Hearing closed.

Motion to grant Staff's recommendation for SP-2019-0417D - Additional 300K Ground Water Storage Tank Improvements 360 located at 5418-1/2 Buckman Mountain Road was approved on the consent agenda on the motion by Commissioner Smith, seconded by Commissioner King on a vote of 9-0. Commissioner Denkler absent.

6. **Site Plan:** [SPC-2019-0563D - Professional Contract Services](#)
Location: 718 West FM 1626 Road, Onion Creek Watershed
Owner/Applicant: Garrett-Ihnen Civil Engineers, Inc. & Professional Contracting Services, Inc.
Agent: Norma Devine
Request: Requesting a 25-year development phase for a non-profit organization which provides special public benefit.
Staff Rec.: **Recommended**
Staff: Ann DeSanctis, 512-974-3102, ann.desanctis@austintexas.gov
Development Services Department

Public Hearing closed.

Motion by Commissioner Evans, seconded by Commissioner Duncan to grant a 15-year development phase for a non-profit organization which provides special public benefit for SPC-2019-0563D - Professional Contract Services located at 718 West FM 1626 Road was approved on a vote of 9-0. Commissioner Denkler absent.

7. **Site Plan:** [SPC-2019-0147C - The Addie; District 10](#)
Location: 800 North Capital of Texas Highway, Bee Creek Watershed
Owner/Applicant: LandDev Consulting, LLC
Agent: Anthony Ennis
Request: Request to construct commercial multifamily with related improvements in the Hill Country Roadway Loop 360 Overlay
Staff Rec.: **Recommended**
Staff: Christine Barton-Holmes, 512-974-2788, christine.barton-holmes@austintexas.gov
Development Services Department

Public Hearing closed.

Motion to grant Staff's recommendation for SPC-2019-0147C - The Addie located at 800 North Capital of Texas Highway was approved on the consent agenda on the motion by Commissioner Smith, seconded by Commissioner King on a vote of 9-0. Commissioner Denkler absent.

8. **Preliminary Plan:** [C8J-2018-0167 - Addison Section 5 - Preliminary Plan](#)
Location: Near US 183 South and Dee Gabriel Collins Road, Onion Creek / Cottonmouth Creek Watersheds
Owner/Applicant: CARMA Properties Westport
Agent: Kitchen Table Solutions (Jonathan Fleming)
Request: Approval of a preliminary plan consisting of 144 single-family lots on 23.71 acres.
Staff Rec.: **Recommended**
Staff: Joe L. Arriaga, 512-854-7562, joe.arriaga@traviscountytexas.gov
Single Office: Travis County / City of Austin

Public Hearing closed.

Motion to grant Staff's recommendation for C8J-2018-0167 - Addison Section 5 - Preliminary Plan located near US 183 South and Dee Gabriel Collins Road was approved on the consent agenda on the motion by Commissioner Smith, seconded by Commissioner King on a vote of 9-0. Commissioner Denkler absent.

C. NEW BUSINESS

D. ITEMS FROM THE COMMISSION

1. Revision of the Austin Land Development Code

Discussion and possible action regarding matters related to any proposed revisions to the Land Development Code including but not limited to staff updates, presentations and scheduling. Co-Sponsors: Chair Kiolbassa, Commissioner Duncan

Item disposed without discussion or action.

E. FUTURE AGENDA ITEMS

Future agenda items will not be discussed at the current meeting, but will be offered for initiation, discussion or possible recommendation at a future meeting.

Commissioners Ray and King – Budget Working Group

F. COMMITTEE REPORTS & WORKING GROUPS

Codes and Ordinances Joint Committee
(Vice-Chair Barrera-Ramirez; Commissioners Duncan and Denkler)

No report provided.

Comprehensive Plan Joint Committee
(Commissioners: Aguirre, Evans and Smith)

No report provided.

Small Area Planning Joint Committee
(Commissioners: Aguirre, King and Ray)

No report provided.

Virtual Meetings Working Group
(Vice-Chair Barrera-Ramirez; Commissioners Aguirre, Duncan, King and Bray)

Presentation and proposed recommendations provided by Vice-Chair Barrera-Ramirez and Commissioner Duncan.

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 2 days before the meeting date. Please call Andrew Rivera at the Planning and Zoning Department, at 512-974-6508, for additional information; TTY users route through Relay Texas at 711.

Chair Kiolbassa adjourned the meeting without objection on Tuesday, June 16, 2020 at 8:35p.m.