

Regular Meeting of the Zoning and Platting Commission December 15, 2020

Zoning and Platting Commission to be held December 15, 2020 with Social Distancing Modifications

Public comment will be allowed via telephone; no in-person input will be allowed. **All speakers, including applicants and representatives, must register in advance (Day before the scheduled meeting, December 14, 2020 by noon.)**

To speak remotely at the December 15, 2020 Zoning and Platting Commission Meeting, residents must:

Preferably email Commission Liaison, Andrew Rivera at andrew.rivera@austintexas.gov or call 512-974-6508 (the day before the meeting). The following information is required:

- 1. The speaker name.**
- 2. Item number(s) they wish to speak on.**
- 3. Whether they are for/against/neutral.**
- 4. Mailing address.**
- 5. Telephone number. Must be the number that will be used to call-in.**

Failure to provide the required information by noon December 14, 2020 shall render a request null and void.

A registered speaker may not sign up another speaker. Previous registration on an item does not automatically roll over.

•Once a request to register to speak has been called in or emailed to the board liaison, residents will receive either an email or phone call with additional information regarding the call in process.

•Handouts or other information must be emailed to andrew.rivera@austintexas.gov by 1:00 PM Tuesday December 15, 2020. This information will be provided to Commission members in advance of the meeting.

•Residents may watch the meeting here: **<http://www.austintexas.gov/page/watch-atxn-live>**

Time Allotment:

Applicant: 6 minutes and 3 minutes rebuttal.

Speakers: 3 minutes.

Postponement requests must be submitted to the case manager and Andrew Rivera by 5PM Monday, December 14, 2020

Reunión de la Comisión de Zoning and Platting

Fecha 15 de diciembre de 2020

La Comisión de Zoning and Platting se reunirá el 15 de diciembre de 2020 con modificaciones de distanciamiento social.

Se permitirán comentarios públicos por teléfono; no se permitirá ninguna entrada en persona.

Llame o envíe un correo electrónico al enlace de la junta en 512-974-6508 andrew.rivera@austintexas.gov a más tardar al mediodía (el día antes de la reunión, 14 de diciembre de 2020).

1. El nombre del orador.
2. Número (s) de artículo sobre el que desean hablar.
3. Si están a favor / en contra / neutrales.
4. Dirección postal.
5. Número de teléfono. Debe ser el número que se utilizará para llamar a la persona que desea hablar.

Si la información solicitada no se envía antes del mediodía del 14 de diciembre de 2020, la solicitud será nula y sin efecto.

Un orador registrado no puede registrar a otro orador. El registro anterior de un artículo no se transfiere automáticamente.

- Una vez que se haya llamado o enviado por correo electrónico una solicitud para hablar al enlace de la junta, los residentes recibirán un correo electrónico o una llamada telefónica con información adicional para llamar el día la reunión.
- Los folletos u otra información debe enviarse por correo electrónico a andrew.rivera@austintexas.gov antes de la 1:00 p.m. de 15 de diciembre de 2020 Esta información se proporcionará a los miembros de la Junta y la Comisión antes de la reunión.
- Si esta reunión se transmite en vivo, los residentes pueden ver la reunión aquí:
<http://www.austintexas.gov/page/watch-atxn-live>

Las solicitudes de aplazamiento deben enviarse al administrador del caso y a Andrew Rivera antes de las 5 p.m. del lunes 14 de diciembre de 2020



ZONING & PLATTING COMMISSION AGENDA

Tuesday, December 15, 2020

The Zoning and Platting Commission will convene at 6:00 PM on
Tuesday, December 15, 2020
via Videoconference <http://www.austintexas.gov/page/watch-atxn-live>

[Cesar Acosta](#)
[Ana Aguirre](#) – Secretary
[Nadia Barrera-Ramirez](#) – Vice-Chair
[Timothy Bray](#)
[Ann Denkler](#) – Parliamentarian
[Jim Duncan](#)

[Bruce Evans](#)
[David King](#)
[Jolene Kiolbassa](#) – Chair
[Ellen Ray](#)
[Hank Smith](#)

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

CITIZEN COMMUNICATION

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

A. APPROVAL OF MINUTES

1. Approval of minutes from December 1, 2020.

B. PUBLIC HEARINGS

1. **Zoning:** [C14-2020-0111 - Vineyard Christian Fellowship of Austin, Texas, Inc.; District 6](#)
Location: 13208 Morris Road, Lake Creek Watershed
Owner/Applicant: Vineyard Christian Fellowship of Austin, Texas, Inc. (Benjamin Koch)
Agent: Mathias Company (Richard Mathias)
Request: I-RR to GR for Tract 1 and MF-2 for Tract 2
Staff Rec.: **Recommendation of MF-2 for Tract 1 and LO-MU for Tract 2**
Staff: Sherri Sirwaitis, 512-974-3057, sherri.sirwaitis@austintexas.gov
Housing and Planning Department

2. **Site Plan - Environmental Variance Only:** [SP-2020-0321C - Applied Materials Logistics Service Center; District 1](#)
Location: 9614 East US 290 Highway Service Road Westbound, Decker Creek Watershed
Owner/Applicant: Applied Materials (Tom Banholzer)
Agent: Tammi Migl, Migl Engineering
Request: To vary from LDC 25-8-341 to allow cut to 12 feet.
Staff Rec.: **Recommended**
Staff: Pamela Abee-Taulli, 512-974-1879, pamela.abee-taulli@austintexas.gov
Anaiah Johnson, 512-974-2932, anaiah.johnson@austintexas.gov
Development Services Department

3. **Site Plan - Conditional Use:** [SPC-03-0005C\(R2\) - Ullrich Low Service Pump Station Electrical Feed Renewal; District 8](#)
Location: 3602-1/2 Redbud Trail, Lake Austin Watershed
Owner/Applicant: City of Austin, Public Works Department
Agent: Shari Pape (MWM)
Request: Sites zoned Public (P) greater than one acre in size are a Conditional Use that require Land Use Commission approval [25-2-625].
Staff Rec.: **Recommended**
Staff: Jeremy Siltala, 512-974-2945, jeremy.siltala@austintexas.gov
Development Services Department

4. **Site Plan -
Environmental
Variance:**

**[SPC-03-0005C\(R2\) - Ullrich Low Service Pump Station Electrical
Feed Renewal; District 8](#)**

Location: 3602-1/2 Redbud Trail, Bee Creek, Little Bee Creek, Lake Austin Watersheds

Owner/Applicant: City of Austin, Public Works Department

Agent: Shari Pape (MWM)

Request: Consider and approve the following variances for upgrades to the water treatment plant.

- 1) LDC 25-8-261 to allow development in the Critical Water Quality Zone, and by extension in the Water Quality Transition Zone of a Water Supply Rural watershed in the Edwards Aquifer Recharge Zone South [LDC 25-8-452] for: a) Phase 2: switchgear enclosure, duct bank and access drive, and b) Phase 3: containment basin, electric building and related duct banks, sludge changeover facility, 6" water line;
- 2) LDC 25-8-281 to allow construction within a rimrock Critical Environmental Feature buffer for: a) Phase 2: duct bank and access drive;
- 3) LDC 25-8-301 to allow construction of a driveway on a slope with a gradient of more than 15 percent for: a) Phase 2: duct bank and access drive;
- 4) LDC 25-8-302(A)(1) to allow construction of a building on a slope with a gradient of more than 25 percent for: a) Phase 2: switchgear enclosure and b) Phase 3: sludge change-over facility;
- 5) LDC 25-8-341 to allow cut to sixteen (16) feet for: a) Phase 3: containment basin;
- 6) LDC 25-8-342 to allow fill to twelve (12) feet for: a) Phase 2: duct bank and access drive; and
- 7) LDC 25-8-423(C)(1)(a) to allow impervious cover to exceed the 20 percent limit for development in the uplands of a Water Supply Suburban watershed.

Staff Rec.: **Recommended**

Staff: Pamela Abee-Taulli, 512-974-1879, pamela.abee-taulli@austintexas.gov
Jeremy Siltala, 512-974-2945, jeremy.siltala@austintexas.gov
Development Services Department

5. **Site Plan:**

**[SP-2020-0038C - Concordia University Campus Residence Hall;
District 6](#)**

Location: 11400 Concordia University Drive, Bull Creek Watershed

Owner/Applicant: Concordia University

Agent: Brandon Hamman, P.E., LEED AP

Request: To vary from Lake Austin Watershed Ordinance No. 840301-F, Section 9-10-409(a) to allow a fill exceeding four feet, and Section 9-10-409(b) to allow for a cut exceeding four feet

Staff Rec.: **Recommended**

Staff: Kristy Nguyen, 512-974-3035, kristy.nguyen@austintexas.gov
Renee Johns, 512-974-2711, renee.johns@austintexas.gov
Development Services Department

6. **Site Plan:** **SP-2020-0202C - 15th St Office Building; District 9**
 Location: 502 West 15th Street, Shoal Creek Watershed
 Owner/Applicant: Moore JH 502 LLC
 Agent: Vanessa Mendez, Dunaway / Urban Design Group
 Request: A partial waiver of the Downtown Mixed Use Zone requirement to screen structure parking on the ground floor with pedestrian oriented uses.
 Staff Rec.: **To be renotified to reflect correct Land Use Commission**
 Staff: Randall Rouda, 312-974-3338, randall.rouda@austintexas.gov
 Aaron Jenkins, 412-974-1243, aaron.jenkins@austintexas.gov
 Development Services Department
7. **Site Plan - Conditional Use Permit:** **SPC-2020-0261A - Dell Children's Medical Center North; District 6**
 Location: 9010 North Lake Creek Parkway, Buttercup Creek Watershed
 Owner/Applicant: Ascension Seton
 Agent: GarzaEMC, LLC. (Joe M. Farias)
 Request: Approval of a conditional use permit for a Hospital Services (General) use.
 Staff Rec.: **Recommended**
 Staff: Rosemary Avila, 512-974-2784, rosemary.avila@austintexas.gov
 Development Services Department

C. ITEMS FROM THE COMMISSION

1. Discussion and possible action to initiate a rezoning for property located at 6610 Shelton Road from single family residence-standard lot (SF-2) district zoning to public (P) district zoning. (Sponsors: Commissioners Bray and Rey)
2. 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. (Sponsors: Chair Kiolbassa and Commissioner Duncan)
3. Discussion and possible action to adopt recommendations regarding the update to the Transportation Criteria Manual. (Sponsors: Chair Kiolbassa and Vice-Chair Barrera-Ramirez)

D. OTHER BUSINESS

1. Selection of three members to attend and participate in the virtual meeting *Resilience Is Community – A Conversation with Austin Boards and Commissions*

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.

Attorney: Steven Maddoux, (512) 974-6080
 Commission Liaison: [Andrew Rivera](#), 512-974-6508

E. COMMITTEE REPORTS & WORKING GROUPS

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

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

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

Onion Creek and Localized Flooding Working Group
(Commissioners: Aguirre, King, Denkler and Smith)

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 Housing and Planning Department, at 512-974-6508, for additional information; TTY users route through Relay Texas at 711.