ZONING AND PLATTING COMMISSION
REGULAR MEETING
MINUTES
TUESDAY, JULY 2, 2024

The Zoning and Platting Commission convened in a regular meeting on Tuesday, July 2, 2024, at Austin City Hall, Board and Commissions Room, Room 1101, 301 W. 2nd Street, in Austin, Texas.

Chair Smith called the Zoning and Platting Commission Meeting to order at 6:01 p.m.

Commissioners in Attendance:

Hank Smith
Betsy Greenberg
Alejandra Flores
Lonny Stern

Commissioners in Attendance Remotely:

Scott Boone
David Fouts
William D. Floyd
Ryan Puzycki
Carrie Thompson

2 vacancies on the dais.

PUBLIC COMMUNICATION: GENERAL

None.

APPROVAL OF MINUTES

1. Approve the minutes of the Zoning and Platting Commission meeting on June 18, 2024.
   The minutes from the meeting of 06/18/2024 were approved on the consent agenda on Commissioner Stern's motion, Vice Chair Greenberg's second on a 9-0 vote. Two vacancies on the dais.

PUBLIC HEARINGS

2. **Rezoning:** **C14-2024-0054 - 8200 & 8300 North MoPac; District 10**
   Location: 8200 and 8300 North MoPac Expressway, Shoal Creek
   Owner/Applicant: OP 8200 MoPac Property, LLC & OP 8300 MoPac Property, LLC
   Agent: Drenner Group, PC (Amanda Swor)
   Request: LO and LR to GR-MU-V-DB90
   Staff Rec.: **Recommended**
   Staff: Sherri Sirwaitis, 512-974-3057, sherri.sirwaitis@austintexas.gov
   Planning Department

The motion to approve the Neighborhood's postponement request to the August 6, 2024 meeting was approved on the consent agenda on Commissioner Stern's motion, Vice Chair Greenberg's second on a 9-0 vote. Two vacancies on the dais.

3. **Rezoning:** **C14-2024-0083 - 11910 Research Blvd.; District 10**
   Location: 11910 Research Boulevard, Walnut Creek
   Owner/Applicant: Sovereign Commercial (Harry Scott)
   Agent: Metcalfe, Wolff, Stuart & Williams (Katherine Nicely)
   Request: GR to CS-CO
   Staff Rec.: **Recommended**
   Staff: Sherri Sirwaitis, 512-974-3057, sherri.sirwaitis@austintexas.gov
   Planning Department

The motion to approve Staff's recommendation of CS-CO for C14-2024-0083 - 11910 Research Blvd. located at 11910 Research Boulevard with an additional condition to prohibit access to Arabian Trail unless required by Staff in the site plan review process was approved on the consent agenda on Commissioner Stern's motion, Vice Chair Greenberg's second on a 9-0 vote. Two vacancies on the dais.

4. **Rezoning:** **C14-2023-0155 - 2103 Oak Valley Rd; District 5**
   Location: 2103 Oak Valley Road, Slaughter Creek Watershed
   Owner/Applicant: Eddie & Leila Mayfield
   Agent: Keepers Land Planning (Ricca Keepers)
   Request: I-RR to SF-3
   Staff Rec.: **Staff Recommendation SF-1-CO**
   Staff: Cynthia Hadri, 512-974-7620, cynthia.hadri@austintexas.gov
   Planning Department

The motion to approve an indefinite postponement request from the Applicant was approved on the consent agenda on Commissioner Stern's motion, Vice Chair Greenberg's second on a 9-0 vote. Two vacancies on the dais.

WORKING GROUP/COMMITTEE UPDATES

5. **Codes and Ordinances Joint Committee** – Update pertaining to recommendations to the Planning Commission regarding proposed amendments to the Land Development Code for which review is required under Section 25-1-502 (Amendment; Review); requests to initiate amendments to the Land Development Code under Section 25-1-501 (Initiation). (Sponsors Commissioners: Flores, Greenberg and Stern)
   Update was given by Commissioner Flores.

6. **Comprehensive Plan Joint Committee** – Update regarding recommendations to the Planning Commission on issues relating to the comprehensive plan, including proposed amendments to the Comprehensive Plan; and implementation of the Comprehensive Plan, including policy directives or initiatives of the city council or the Planning Commission. (Sponsors Commissioners: Fouts, Smith and Thompson)
   Update was given by Commissioner Thompson.

7. **Small Area Planning Joint Committee –** Update regarding recommendation and issues surrounding planning and zoning in areas such as downtown, corridors and centers, neighborhoods, the waterfront, planned unit developments, and transit-oriented developments. (Sponsors Commissioners: Floyd, Greenberg and Puzycki)
   No update was given.

FUTURE AGENDA ITEMS

Discussion and action to recommend to City Council a resolution to allow some commercial uses in residential zoning. Sponsors: Commissioner Puzycki, Commissioner Stern.
The future item has been requested for the September 3, 2024, meeting.

Discussion and action to recommend to City Council a resolution to restrict some commercial uses on Imagine Austin corridors. Sponsors: Commissioner Puzycki, Commissioner Stern.
The future item has been requested for the September 3, 2024, meeting.

Discussion and action to recommend to City Council a resolution for bird-safe buildings. Sponsors: Vice-Chair Greenberg, Commissioner Thompson.
The future agenda item has been requested for the July 16, 2024, meeting.

Chair Smith adjourned the meeting at 6:06 p.m. without objection.

The minutes from the meeting of 07/02/2024 were approved on the consent agenda on 07/16/2024 on Commissioner Flores' motion, Commissioner Puzycki's second on a 6-0 vote. Commissioners Boone, Floyd, and Stern were absent. Two vacancies on the dais.