

CITY PLANNING COMMISSION

May 8, 2007

City Hall – Council Chambers

301 W. 2nd Street

1st Floor

Annotations & Zoning Summaries

CALL TO ORDER – 6:00 P.M.

COMMENCED: 6:10 P.M.

ADJOURNED: 10:05 P.M

_____ Tracy Atkins

_____ Jay Reddy – Vice-Chair

 A Perla Cavazos

_____ Chris Riley

_____ Mandy Dealey - Parliamentarian

_____ Gary Stegeman

_____ Cid Galindo - Secretary

_____ Dave Sullivan - Chair

_____ Sandra Kirk

CONDUCT OF PUBLIC HEARINGS

1. Chair announces request.
2. Staff presents a summary of the case.
3. Chair calls on those FAVORING the request.
4. Applicant's presentation (5 minutes).
5. Up to three speakers favoring the request (3 minutes); additional speakers (1 minute).
6. Chair calls on those OPPOSING the request.
7. Primary presentation (5 minutes).
8. Up to three speakers opposing the request (3 minutes); additional speakers (1 minute).
9. Applicant is given opportunity to answer objections stated. (3 minutes)
10. Staff summation and questions from the Commission.
11. The public hearing on a zoning case may be closed and no further testimony is taken from the public.
12. If the public hearing is closed, the Commission shall make a recommendation to the City Council within 14 days or the case will be forwarded to the City Council without a recommendation. (Section [25-2-282](#)).

All of the following items may be acted upon by one motion. The Commission does not consider items earlier than the time stated on the agenda; "Other Business" items can be taken at any time. After the posted time, the Commission Chairperson may announce the item and, if there is no opposition, the item may be taken "by consent" for approval without discussion.

CITIZENS WISHING TO SPEAK BEFORE THE COMMISSION OR CITIZENS THAT ARE UNABLE TO SPEAK BUT WOULD LIKE TO MAKE THE COMMISSION AWARE OF THEIR POSITION ARE REQUESTED to REGISTER BY SIGNING A CARD AT THE ENTRANCE.

Any interested party aggrieved by a decision of the Planning Commission on a Hill Country Site Plan, Conditional Use Permit, Replacement Site Plan, or a Preliminary Subdivision Plan with an environmental variance may only appeal the Commission's decision to the City Council. The notice of appeal must be submitted in writing on a form provided by the Director of Neighborhood Planning & Zoning Department within fourteen (14) days following the decision of the Planning Commission.

The Commission may recommend additional future land use designations that have not been requested or future land use designations that are more or less intensive than the requested future land use. The Commission may also recommend zoning that includes combining districts such as mixed use, conditional overlays, or other combining districts.

AGENDA POSTING & POSTPONEMENT POLICIES

AGENDA POSTING POLICY

Normally when placing an item on a future agenda, commissioners should inform the chair prior to a meeting and announce the item under Items from Commission at the end of the agenda.

If the topic is of a sensitive nature or may be considered outside the scope of the Commission's charge, then the chair may request that it be presented to the Executive Committee for consideration prior to being placed on the agenda.

- An item that arises during the conduct of a meeting may be announced during the pertinent discussion or at the end of the meeting.
- If no objection is raised to the posting of an item, a vote and a second on the posting will not be required.
- If a disagreement arises on the posting of an item, the Commission will act upon the posting by a motion and vote.

POSTPONEMENT POLICY

General Policy: Anyone may request a postponement of a public hearing by following the instructions provided below. Individual commissioners may request postponements to be voted on by the full Commission. Note that requests for postponements of Neighborhood Plans or the rezonings that stem from Neighborhood Plans are strongly discouraged, and will not be granted except in extraordinary circumstances. Examples may include a significant defect in the planning process (e.g. lack of notification) or the availability of relevant and significant information that was not available during the planning process (e.g. the development of the Airport Overlay Zone around Austin-Bergstrom International Airport).

To Request a Postponement:

1. **Write a letter to the case manager** (case manager's name is provided in the agenda item under "City Staff") that includes 1) the date/time the letter was delivered to city staff, 2) the reason for requesting postponement, 3) requested postponement date.
2. **Ensure that the case manager or the Planning Commission Coordinator receives your letter by the beginning of the Planning Commission meeting.** Do not send requests for postponement directly to the Planning Commission. Letters to the Planning Commission Coordinator may be mailed or faxed to the address/number given below, or hand delivered to 505 Barton Springs Road, 5th floor.
3. **Attend the Commission meeting in case the request for postponement is discussed.**

CORRESPONDENCE WITH THE PLANNING COMMISSION

E-mail: E-mail addresses for individual Commissioner's are available on the last page of this agenda.

Mail: Neighborhood Planning & Zoning Department
Attn: Planning Commission Coordinator
P.O. Box 1088, Austin TX, 78767

Fax: Fax: (512) 974-6054
Attn: Planning Commission Coordinator

MORE INFORMATION

Planning Commission Web Page: www.cityofaustin.org/smartgrowth/pc.htm
COA Development Web: www.cityofaustin.org/development/
Land Development Code: www.cityofaustin.org/development/ldc1.htm

For further information, please contact Dora Anguiano, Neighborhood Planning & Zoning Department at 974-2104 or dora.anguiano@ci.austin.tx.us.

6:00 P.M.

PUBLIC HEARING

A. REGULAR AGENDA

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 Planning Commission may also announce it will go into Executive Session, if necessary, to receive advice from Legal Counsel regarding any other item on this agenda.

Private Consultation with Attorney – Section 551.071

CITIZEN COMMUNICATION:

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

APPROVAL OF MINUTES

2. Approval of minutes from April 24, 2007.

CODE AMENDMENT

3. Code

Amendment:

Request: The proposed amendment will allow construction of the Westbank Community Library facility and parking at the intersection of Bee Caves Road and Cuernavaca Drive by granting: 1. A site-specific amendment to the Save Our Springs regulations (SOS), Section 25-8-514(A) (Pollution Prevention Required). 2. Variances from City Code Section 25-8-65 (Roadways), 25-8-301 (Construction of a Roadway or Driveway), 25-8-341 (Cut Requirements), 25-8-342 (Fill Requirements), 35-8-454 (Upland Zone). This action requires a site-specific amendment of the Save Our Springs Initiative and concerns property in the Barton Springs Zone.

Staff: Pat Murphy, 974-2821, pat.murphy@ci.austin.tx.us
Watershed Protection and Development Review Department

APPROVED STAFF’S RECOMMENDATION WITH ENVIRONMENTAL BOARD’S RECOMMENDATIONS/CONDITIONS INCLUDED.

[M.DEALEY, T.ATKINS 2ND] (8-0) P.CAVAZOS – ABSENT

4. Code

Amendment:

Request: The proposed amendment will allow construction of the Zion Rest Baptist Church and parking at 3341 Paisano Trail by granting: 1. A site-specific amendment to the Save Our Springs regulations (SOS), Section 25-8-514(A) (Pollution Prevention Required). 2. A waiver of Section 25-8-213 (D) (Water Quality Control Standards). 3. A variance from City Code Section 25-8-483 (Water Quality Transition Zone). This action requires a site-specific amendment of the Save Our Springs Initiative and concerns property in the Barton Springs Zone.

Staff: Pat Murphy, 974-2821, pat.murphy@ci.austin.tx.us
Watershed Protection and Development Review Department

APPROVED STAFF’S RECOMMENDATION WITH ENVIRONMENTAL BOARD’S RECOMMENDATIONS/CONDITIONS INCLUDED.

[J.REDDY, M.DEALEY 2ND] (8-0) P.CAVAZOS – ABSENT

- 5. Code Amendment:** **C20-07-002 - Amendment to Design Standards & Mixed Use Subchapter**
- Location: Cameron Road (from 51st Street to Hwy 290), 51st Street (from Cameron Road to Manor Road), Briarcliff (from Berkman Drive to Westminster), & Gaston Place (from Westminster to Wellington), Tannehill, Little Walnut, and Fort Branch Creeks Watershed, Windsor Park NPA
- Owner/Applicant: City of Austin (Neighborhood Planning and Zoning)
- Agent: City of Austin (Neighborhood Planning and Zoning)
- Postponements: Postponed on 4/10/07
- Request: Amend Article 5 and Figure 1 of Subchapter E of the Land Development Code to add Cameron Road (from 51st Street to Hwy 290), 51st Street (from Cameron Road to Manor Road), Briarcliff (from Berkman Drive to Westminster), & Gaston Place (from Westminster to Wellington).
- Staff Rec.: **RECOMMENDED**
- Staff: Adrienne Domas, Neighborhood Planning & Zoning Department; 974-6355

NEIGHBORHOOD PLAN

- 6. Neighborhood Plan:** **NP-07-0023 - University Hills/Windsor Park Combined Neighborhood Plan**
- Location: Bounded by IH-35 on the west, HWY 290 and Hwy 183 on the north, Hwy 183 on the east and East 51st Street and Manor Road on the south, Tannehill, Little Walnut, and Fort Branch Creeks Watershed, Windsor Park and University Hills NPA
- Owner/Applicant: City of Austin (Neighborhood Planning and Zoning)
- Agent: City of Austin (Neighborhood Planning and Zoning)
- Postponements: Postponed on 4/10/07 & 4/24/07 (staff)
- Request: Approve the University Hills/Windsor Park combined neighborhood Plan.
- Staff Rec.: **Recommended**
- Staff: Adrienne Domas, 974-6355, adrienne.domas@ci.austin.tx.us
Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
Neighborhood Planning & Zoning Department

Related Zoning Case

- 7. Rezoning:** **C14-2007-0006 - University Hills Neighborhood Plan Rezoning**
- Location: Northwest Drive on the west, HWY 290 and Hwy 183 on the north, Hwy 183 on the east, and East 51st Street on the south, Tannehill, Little Walnut, and Fort Branch Creeks Watershed, University Hills NPA
- Owner/Applicant: City of Austin (Neighborhood Planning and Zoning)
- Agent: City of Austin (Neighborhood Planning and Zoning)
- Postponements: Postponed on 4/10/07 & 4/24/07 (staff)
- Request: Approve rezonings associated with the neighborhood plan
- Staff Rec.: **Recommended**
- Staff: Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
Adrienne Domas, 974-6355, adrienne.domas@ci.austin.tx.us
Neighborhood Planning & Zoning Department

- 8. Rezoning: C14-2007-0007 - Windsor Park Neighborhood Plan Rezoning**
 Location: Bounded by IH-35 on the west, HWY 290 and Hwy 183 on the north, Northeast Dr on the east and East 51st Street and Manor Road on the south, Tannehill, Little Walnut, and Fort Branch Creeks Watershed, Windsor Park NPA
 Owner/Applicant: City of Austin (Neighborhood Planning and Zoning)
 Agent: City of Austin (Neighborhood Planning and Zoning)
 Postponements: Postponed on 4/10/07 & 4/24/07 (staff)
 Request: Approve rezonings associated with the neighborhood plan
 Staff Rec.: **Recommended**
 Staff: Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
 Adrienne Domas, 974-6355, adrienne.domas@ci.austin.tx.us
 Neighborhood Planning & Zoning Department

NEIGHBORHOOD PLAN AMENDMENT

- 9. Neighborhood Plan Amendment: NPA-07-0019.01 - Riverfield**
 Location: 924 E. Dean Keeton St., Waller Watershed, Central Austin Combined (Hancock) NPA
 Owner/Applicant: Quest Tower View, LTD.
 Agent: Ron Thrower, Thrower Design
 Request: Amend the Central Austin Combined Future Land Use Map (FLUM) for 924 E. Dean Keeton St. from Mixed-Use to High-Density Mixed-Use.
 Staff Rec.: **Recommendation Pending**
 Staff: Mark Walters, 974-7695, mark.walters@ci.austin.tx.us
 Neighborhood Planning & Zoning Department

Related Zoning Cases

- 10. Rezoning: C14-07-0025 - Riverfield 1**
 Location: 924 East Dean Keaton Street, Waller Creek Watershed, Central Austin Combined (Hancock) NPA
 Owner/Applicant: Quest Tower View, LTD. (Jeff Blatt)
 Agent: Thrower Design (Ron Thrower)
 Request: MF-6-CO-NP to LI-PDA-NP
 Staff Rec.: **Recommendation pending**
 Staff: Jorge E. Rousselin, 974-2975, jorge.rousselin@ci.austin.tx.us
 Neighborhood Planning & Zoning Department

- 11. Rezoning: C14-07-0024 - Riverfield 2**
 Location: 926 East Dean Keaton Street, Waller Creek Watershed, Central Austin Combined (Hancock) NPA
 Owner/Applicant: Quest Tower View, LTD. (Jeff Blatt)
 Agent: Thrower Design (Ron Thrower)
 Request: MF-6-CO-NP to LI-PDA-NP
 Staff Rec.: **Recommendation pending**
 Staff: Jorge E. Rousselin, 974-2975, jorge.rousselin@ci.austin.tx.us
 Neighborhood Planning & Zoning Department

DISCUSSION AND ACTION ON ZONING CASES

- 12. Rezoning: C14-06-0228 - Wolfcreek Development**
 Location: 6825 Wolfcreek Pass, Williamson Creek - Barton Springs Zone Watershed, West Oak Hill NPA
 Owner/Applicant: Kelly and William Jelson, & Lynn Mickleburgh (Jon Crain)
 Agent: Lopez-Phelps & Associates, LLC (Amelia Lopez-Phelps)
 Request: From NO; SF-5 to LR-MU for Tract 1 and SF-6-CO for Tract 2
 Staff Rec.: **Recommended**
 Staff: Wendy Walsh, 974-7719, wendy.walsh@ci.austin.tx.us
 Neighborhood Planning & Zoning Department

- 13. Rezoning: C14-2007-0016 - Stoney Ridge Phase D**
 Location: Elroy Road & Kellam Lane, Dry Creek East Watershed
 Owner/Applicant: MC Joint Venture (William Gurasich)
 Agent: Doucet & Associates, Inc. (Ted McConaghey)
 Request: From P and SF-2 to SF-4A
 Staff Rec.: **Recommended**
 Staff: Wendy Walsh, 974-7719, wendy.walsh@ci.austin.tx.us
 Neighborhood Planning & Zoning Department

- 14. MUD C12M-07-0001 - Camden Property (North Austin MUD #1)**
Amendment:
 Location: State Farm Way at West Parmer Lane, Lake Creek Watershed, North Austin Municipal Utility District #1 NPA
 Owner/Applicant: Bury+Partners (Melissa Matthiesen)
 Agent: Bury+Partners (Melissa Matthiesen)
 Postponements: Postponed on 03/27/07 (staff)
 Request: The request is to approve amendment to the North Austin MUD agreement and land plan.
 Staff Rec.: **Recommended**
 Staff: Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
 Neighborhood Planning & Zoning Department
- 15. MUD C12M-07-0002 - Amber Oaks (North Austin MUD #1)**
Amendment:
 Location: SW Corner of Brairwick Drive and FM 620, Lake Creek Watershed, North Austin Municipal Utility District #1 NPA
 Owner/Applicant: Gray Jansing & Associates (James Brewer)
 Agent: Gray Jansing & Associates (James Brewer)
 Postponements: Postponed on 03/27/07 & 4/24/07 (staff)
 Request: The request is to approve amendment to a restrictive covenant related to the North Austin MUD agreement and land plan.
 Staff Rec.: **Recommended**
 Staff: Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
 Neighborhood Planning & Zoning Department
- 16. VMU C14-2007-0011 - Cypress @ Manchaca & Lamar**
Determination:
 Location: 2711-2715 South Lamar and 2803-2901 Manchaca Rd, West Bouldin Creek Watershed, South Lamar NPA
 Owner/Applicant: JBS Holdings LP (Krause Winston)
 Agent: Drenner & Golden Stuart Wolff, LLP (Michele Rogerson)
 Postponements: Postponed on 4/10/07 & 4/24/07 (neighborhood)
 Request: From CS to CS-CO to allow the use of Vertical Mixed Use option.
 Staff Rec.: **Recommended**
 Staff: Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
 George Adams, 974-2416, george.adams@ci.austin.tx.us
 Neighborhood Planning & Zoning Department

- 17. Rezoning: C14-2007-0030 - Allan Thrasher House**
 Location: 1104 San Antonio Street, Shoal Creek Watershed, Downtown NPA
 Owner/Applicant: Allan-Thrasher, LLC. (Allan Thrasher)
 Agent: Jim Bennett Consulting (Jim Bennet)
 Postponements: Postponed on 4/24/07 (applicant)
 Request: CS to DMU
 Staff Rec.: **Recommendation of DMU-CO**
 Staff: Jorge E. Rousselin, 974-2975, jorge.rousselin@ci.austin.tx.us
 Neighborhood Planning & Zoning Department
- 18. Rezoning: C14-2007-0010 - Rosewood**
 Location: 1310 Rosewood Avenue, Town Lake Watershed, Central East Austin NPA
 Owner/Applicant: Michelle Perris-Moscona
 Agent: Michelle Perris-Moscona
 Request: From SF-3-NP to MF-3-NP
 Staff Rec.: **Recommended**
 Staff: Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
 Neighborhood Planning & Zoning Department
- 19. Rezoning: C14-2007-0048 - Fort Magruder**
 Location: 3811 Wadford Street, West Bouldin Watershed, Dawson NPA
 Owner/Applicant: Sonya Hunter
 Agent: Thrower Design (Ron Thrower)
 Request: From SF-3-NP to CS-MU-CO-NP
 Staff Rec.: **Staff requests a postponement until 5/22/07**
 Staff: Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
 Neighborhood Planning & Zoning Department
- 20. Rezoning: C14-07-0003 - Manor Road PUD**
 Location: 4611 Manor Road, Tannehill Branch Watershed, East MLK NPA
 Owner/Applicant: American Cancer Society (John Martin)
 Agent: Davcar Engineering (Jim Hubert)
 Postponements: Postponed on 03/27/07 (staff); 4/24/07 (neighborhood & applicant)
 Request: PUD-NP to GR-MU-CO-NP
 Staff Rec.: **Recommended**
 Staff: Robert Heil, 974-2330, robert.heil@ci.austin.tx.us
 Neighborhood Planning & Zoning Department

DISCUSSION AND ACTION ON SITE PLAN CASES

- 21. Conditional Use SPC-06-0044A - Scooter Learning Center**
Permit Site Plan:
 Location: 1182 Navasota St., Waller Creek Watershed, Central East Austin NPA
 Owner/Applicant: Richard E. Lee
 Agent: GMS Development (Greg Smith)
 Request: Granting of a Conditional Use Permit for a commercial daycare within SF-3 zoning.

 Staff Rec.: **Recommended**
 Staff: Chris Yanez, 974-1810, chris.yanez@ci.austin.tx.us
 Watershed Protection & Development Review
- 22. Telecom Tower: SPC-06-0654CS - Pleasant Valley Plaza**
 Location: 5405 S. Pleasant Valley, Williamson Creek Watershed, Southeast NP
 Owner/Applicant: Pleasant Valley Plaza LLC
 Agent: Steve Portney, Cricket Communications
 Request: Approval of a 100' telecom tower within 200' of SF-3 zoned properties.
 Staff Rec.: **Recommended**
 Staff: Lynda Courtney, 974-2810, lynda.courtney@ci.austin.tx.us
 Watershed Protection and Development Review Department

DISCUSSION AND ACTION ON SUBDIVISION CASES

- 23. Resubdivision: C8-06-0162.0A - 1000 Block East 11th Street Resubdivision**
 Location: E. 11th St. at Curve St. and Waller St., Waller Creek Watershed, Central East Austin NPA

 Owner/Applicant: Eleven East Corporation (Byron C. Marshall)
 Agent: Martinez, Wright & Mendez (Owen Harrod)
 Postponements: Postponed on 04/24/07 (applicant)
 Request: Approval of the 1000 Block East 11th Street, Resubdivision composed of 15 lots on 1.73 acres. The applicant proposes to resubdivide 8 existing lots into 10 lots.

 Staff Rec.: **RECOMMENDED.**
 Staff: Don Perryman, 974-2786, don.perryman@ci.austin.tx.us
 Watershed Protection and Development Review Department

- 24. Plat Vacation: C8-03-0222.0A(VAC) - Chen Resubdivision (Plat Vacation)**
 Location: 4361 S. Congress Ave, Williamson Creek Watershed, E. Congress NPA
 Owner/Applicant: South Urban Lofts Ltd. (Mitch Ely)
 Agent: Urban Design (Kate Grossman)
 Request: Approve the total vacation of the plat, Chen Resubdivision, a one lot plat composed of 0.797 acres.
 Staff Rec.: **Recommended**
 Staff: Sylvia Limon, 974-2767, sylvia.limon@ci.austin.tx.us
 Watershed Protection and Development Review Department
- 25. Resubdivision: C8-06-0205.0A - Violet Crown Heights Section 1, Resubdivision of Lot 27, Block E**
 Location: 1200 Payne Ave., Shoal Creek Watershed, Brentwood NPA
 Owner/Applicant: Knut Graf
 Agent: Universal Joint Design (Jonathan Chertok)
 Request: Approval of the Violet Crown Heights Section 1, Resubdivision of Lot 27, Block E. The request is to resubdivide one .34 acre lot into two lots.
 Staff Rec.: **Recommended**
 Staff: David Wahlgren, 974-6455, david.wahlgren@ci.austin.tx.us
 Watershed Protection and Development Review Department
- 26. Resubdivision: C8-06-0111.0A - Parkinson Place Resub 1, Portion of Lot B; Resub**
 Location: 1413 Parkinson Dr, Harpers Branch Watershed, S River City NPA
 Owner/Applicant: Andy Lack
 Agent: MGE Development, Inc (Ian Michell)
 Request: Approval of Parkinson Place Resub 1, Portion of Lot B; Resubdivision. The request is to resubdivide a portion of one .441 acre lot into two lots.
 Staff Rec.: **Recommended**
 Staff: David Wahlgren, 974-6455, david.wahlgren@ci.austin.tx.us
 Watershed Protection & Development Review

- 27. Resubdivision: C8-06-0192.0A - Replat of Lots 8, 10 & 11, Block A, Stassney Heights South Retail Subdivision**
 Location: 701 E. Stassney Lane, Williamson Creek Watershed, Sweetbriar NPA
 Owner/Applicant: Stassney Heights, Ltd. (Trammell Crow)
 Agent: Bury-Partners (Joh Garza)
 Request: Approve the resubdivision of Lots 5 & 6, Block A, Stassney Heights South Retail Subdivision into one lot comprised of 8.648 acres.
 Staff Rec.: **Recommended**
 Staff: Sylvia Limon, 974-2767, sylvia.limon@ci.austin.tx.us
 Watershed Protection and Development Review Department
- 28. Resubdivision: C8-06-0091.01.1A - Met Center II Sec. 3**
 Location: Metropolis Dr. @ Burleson Rd., Onion Creek Watershed, Southeast NPA
 Owner/Applicant: Met Center NYCTEX Phase II, LTD. (Howard Yancy)
 Agent: Thrower Design (Ron Thrower)
 Request: Approval of a 136.595 acre resubdivison of Lot 5A, Block A Lockheed Addition into seven lots.
 Staff Rec.: **Recommended**
 Staff: Javier Delgado, 974-7648, javier.delgado@ci.austin.tx.us
 John M. McDonald, john.mcdonald@ci.austin.tx.us
 Watershed Protection and Development Review Department
- 29. Vacation: C8-06-0091.1A(VAC) - Met Center II Sec. 1**
 Location: 7508 - 8501 block of Metropolis Dr. @ S. U.S. HWY 183, Carson & Onion Creek Watershed, Southeast NPA
 Owner/Applicant: Met Center NYCTEX Phase II, LTD. (Howard Yancy)
 Agent: Thrower Design (Ron Thrower)
 Request: Approval of the total vacation of Met Center II Section 1 which includes Lots 1 - 2 Block A, Lot 1 Block B, and Lots 1 - 3 Block D
 Staff Rec.: **Recommended**
 Staff: Javier Delgado, 974-7648, javier.delgado@ci.austin.tx.us
 John M. McDonald, john.mcdonald@ci.austin.tx.us
 Watershed Protection and Development Review Department

- 30. Resubdivision: C8-2007-0062.0A - Met Center II Sec. 1 (replat)**
 Location: 7508 - 8501 block of Metropolis Dr. @ S. U.S. HWY 183, Carson & Onion Creek Watershed, Southeast NPA
 Owner/Applicant: Met Center NYCTEX Phase II, LTD. (Howard Yancy)
 Agent: Thrower Design (Ron Thrower)
 Request: Approval of a 141.203 acre resubdivision of Lot 5A, Block A Lockheed Addition into seven lots.
 Staff Rec.: **Recommended**
 Staff: Javier Delgado, 974-7648, javier.delgado@ci.austin.tx.us
 John M. McDonald, john.mcdonald@ci.austin.tx.us
 Watershed Protection and Development Review Department
- 31. Parial Plat Vacation: C8-00-2225.0A(VAC) - Stassney Heights South Retail Subdivision (A Resubdivision of Stassney Heights South Retail Subdivision)**
 Location: 701 E. Stassney Lane, Williamson Creek Watershed, Sweetbriar NPA
 Owner/Applicant: Stassney Heights, Ltd. (Trammell Crow)
 Agent: Bury-Partners (Joh Garza)
 Request: Approve the partial vacation of Lots 8, 10 & 11, Block A, Stassney Heights South Retail Subdivision.
 Staff Rec.: **Recommended**
 Staff: Sylvia Limon, 974-2767, sylvia.limon@ci.austin.tx.us
 Watershed Protection and Development Review Department

DISCUSSION AND ACTION ON STATUTORY DISAPPROVALS

- 32. Final without Preliminary: C8-2007-0082.0A - Kaleidoscope Village (Smart Housing)**
 Location: 6304 FM 969 Road, Walnut Creek Watershed, MLK-183 NPA
 Owner/Applicant: KV Creation, LP (Clifford May & Ernest Karam)
 Agent: Rivera Engineering (Mike Rivera)
 Request: Approval of Kaleidoscope Village (Smart Housing) composed of 2 lots on 7.28 acres.
 Staff Rec.: **Disapproval**
 Staff: Javier Delgado, 974-7648, javier.delgado@ci.austin.tx.us
 John M. McDonald, 974-9795, john.mcdonald@ci.austin.tx.us
 Watershed Protection and Development Review Department

- 33. Final with Preliminary: C8-02-0017.01.2A - La Crosse Subdivision Section Four**
 Location: La Crosse Ave, Slaughter Creek Watershed
 Owner/Applicant: JDG Development, Ltd (Steve Barlett)
 Agent: Carlson, Brigance & Doering (Debbie Guerra)
 Request: Approval of the La Crosse Subdivision Section Four composed on 6.654 acres on 28 lots.
 Staff Rec.: **Disapproval**
 Staff: Watershed Protection and Development Review Department
- 34. Resubdivision: C8-2007-0081.0A - Magnolia Addition, Amended Plat of Lots 1-6 of the Resubdivision of Lot 1, Block 1**
 Location: 45 Waller Street, Town Lake Watershed
 Owner/Applicant: Minicozzi Real Estate Inc.
 Agent: Rick Minicozzi
 Request: Approval of Magnolia Addition, Amended Plat of Lots 1-6 of the Resubdivision of Lot 1, Block 1 composed of 1 lot on .8837 acres.
 Staff Rec.: **Disapproval**
 Staff: Sylvia Limon, 974-2767, sylvia.limon@ci.austin.tx.us
 Watershed Protection and Development Review Department
- 35. Resubdivision: C8-2007-0080.0A - Original City of Austin, Block 75, Lots 5 & 6 Resubdivision**
 Location: Nueces at West 7th Street, Shoal Creek Watershed, Downtown NPA
 Owner/Applicant: Michael McGinnis
 Agent: Bury & Partners (Jonathan McKee)
 Request: Approval of the Original City of Austin, Block 75, Lots 5 & 6 Resubdivision, composed of 2 lots on .409 acres.
 Staff Rec.: **Disapproval**
 Staff: Watershed Protection and Development Review Department
- 36. Preliminary: C8-2007-0087 - Mueller Section III Resubdivision Preliminary**
 Location: 4624 1/2 James Wheat St, Boggy Creek Watershed
 Owner/Applicant: Catellus Austin, Inc (Carl Paulson)
 Agent: Bury & Partners (Peggy Carrasquillo)
 Request: Approval of the Mueller Section III Resubdivision Preliminary composed on .774 acres.
 Staff Rec.: **Disapproval**
 Staff: Watershed Protection and Development Review Department

- 37. Resubdivision: C8-2007-0083.0A - Charles Johnson Addition, Block 4, Resubdivision of Lot 1**
 Location: 513 Upson Street, Johnson Creek Watershed, West Austin Neighborhood Group NPA
 Owner/Applicant: Christopher & Mayumi Walton
 Agent: Mike McHone Real Estate (Mike McHone)
 Request: Approval of the Charles Johnson Addition, Block 4, Resubdivision of Lot 1 proposed of 1 lot on 0.218 acres.
 Staff Rec.: **DISAPPROVAL**
 Staff: Watershed Protection and Development Review Department
- 38. Amended Plat: C8-2007-0084.0A - Arbor Trails and Garza Ranch; Amended Plat**
 Location: 4301 W. William Cannon Dr., Williamson Creek (In Barton Springs Zone) Watershed, East Oak Hill NPA
 Owner/Applicant: CP Austin Forum 3.1., LP. (William Chafe)
 Agent: Bury & Partners, Inc. (Charlie Fowler)
 Request: Approval of the Arbor Trails Subdivision and Garza Ranch; Amended Plat composed of 6 lots on 27.509 acres.
 Staff Rec.: **DISAPPROVAL**
 Staff: Watershed Protection and Development Review Department
- 39. Final Plat: C8-2007-0085.0A - Monte Vista Blk D, Lot 4-6, 11, 19 & Tanglewood Place Section 1, Lot 2, Resub**
 Location: 3200 Bowman Ave, Taylor Slough South Watershed
 Owner/Applicant: Richard & Anne Smalling
 Agent: Armbrust & Brown (Richard Suttle)
 Request: Approval of the Monte Vista Blk D, Lot 4-6, 11, 19 & Tanglewood Place Section 1, Lot 2, Resub composed of 1 lot on 4.393 acres.
 Staff Rec.: **Disapproval**
 Staff: Watershed Protection and Development Review Department

B. OTHER BUSINESS

ITEMS FROM THE COMMISSION

1. Report from the Committee Chairs

2. Discussion and action to consider initiating a rezoning at 601 Bouldin Avenue.

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. Please call Dora Anguiano, Neighborhood Planning & Zoning Department, at 974-2104, for information, text phone users route through Relay Texas at (800) 735-2989.

<p>Mrs. Perla Cavazos 1202 Tuffit Lane Austin, TX. 78753 E-mail Address: pcavazos_planning@yahoo.com</p>	<p>Mr. Jay Reddy 5507 Avenue G Austin 78751 Contact Phone: (512)723-4102 E-mail Address: jay_reddy@dell.com</p>
<p>Mr. Gary Stegeman 5926 Rickerhill Lane Austin, TX. 78739 Contact Phone: (512)825-1581 E-mail Address: stegeman@texas.net</p>	<p>Mr. Chris Riley 1310 San Antonio Austin 78701 Contact Phone: (512)476-7600 E-mail Address: chrisriley@rusklaw.com</p>
<p>Ms. Mandy Dealey 1210 W.13th Street Austin, TX. 78703 E-mail Address: amdealey@aol.com</p>	<p>Mr. Cid Galindo 411 Brazos Street, Suite 99 Austin 78701 E-mail Address : cidg@galindogroup.com</p>
<p>Ms. Sandra Kirk 2117 Clifton Street Austin, TX 78704 Contact Phone: (512)447-1058 E-mail Address: Sandra_Kirk@sbcglobal.net</p>	<p>Mr. David Sullivan 1710 Waterston Ave. Austin, 78703 Contact Phone: (512)476-7872 E-mail Address: sully.jumpnet@sbcglobal.net</p>
<p>Ms. Tracy Atkins 4608 Shoalwood Ave. Austin, TX. 78756 Contact Phone: (512) 297-4493 E-mail Address: tracy.atkins@gmail.com</p>	

STANDING COMMITTEES

<i>Committee</i>	CIP Meets Quarterly	Codes & Ordinances Meets 3rd Tuesday at 6:00pm	Comprehensive Plan Meets 1st Tuesday at 6:00pm	Neighborhood Planning Meets 2nd Wednesday at 3:30 pm	Executive Meets 1st Wednesday at 8:00 a.m.	Liaison
<i>Committee Members</i>	Riley Sullivan Stegeman Cavazos	Reddy Sullivan Dealey Stegeman Kirk Riley Atkins	Galindo Stegeman Dealey Sullivan Cavazos Kirk Atkins	Galindo Dealey Reddy Riley Kirk	Riley Sullivan Reddy Dealey	Dealey Sullivan
<i>Staff</i>	George Adams 974-2146	Sonya Lopez 974-7694	Paul Frank 974-2378	Mark Walters 974-7695	George Adams 974-2146	

Facilitator: Jorge Rousselin, 974-2975
 City Attorney: Gordon Bowman, 974-2346

