



**PLANNING COMMISSION
MINUTES**

November 14, 2017

The Planning Commission convened in a regular meeting on November 14, 2017 @ 301 W. 2nd Street, Austin, TX 78701.

Chair Oliver called the Commission Meeting to order at 6:15 p.m.

Commission Members in Attendance:

**Greg Anderson
Angela De Hoyos Hart
Fayez Kazi – Vice-Chair
Karen McGraw
Tom Nuckols
Stephen Oliver – Chair
James Schissler
Patricia Seeger
James Shieh
Jeffrey Thompson
Jose Vela
Trinity White
Nuria Zaragoza
Ann Teich – Ex-Officio**

Absent:

**William Burkhardt – Ex-Officio
Robert Hinojosa – Ex-Officio**

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 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

Motion to approve the minutes of October 24, 2017, as amended, was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

C. PUBLIC HEARINGS

1. Plan Amendment: [NPA-2017-0018.01 - Burnet Lane; District 7](#)

Location: 2106 and 2108 Payne Avenue & 6431 Burnet Lane, Shoal Creek Watershed; Brentwood/Highland Combined NP Area
Owner/Applicant: ARCH Properties Inc., Trustee
Agent: Drenner Group (Amanda Swor)
Request: Single Family and Mixed Use/Office land use to Mixed Use land use
Staff Rec.: **Pending; Request for Postponement by staff to January 23, 2018**
Staff: [Maureen Meredith](#), 512-974-2695
Planning and Zoning Department

Motion to grant Staff's request for postponement of this item to January 23, 2018 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

2. Plan Amendment: [NPA-2016-0016.02 - Red Bluff Mixed Use Development; District 3](#)

Location: 20 Strandman Cove and 5221 East Cesar Chavez Street, Colorado River Watershed; Govalle/Johnston Terrace Combined NP Area
Owner/Applicant: 20 Strandman Cv (AUS Holdings, Inc., Brian Bilderback, Managing Member) and 5221 E. Cesar Chavez St. (Hustle and Flow, LLC, Elizabeth Lambert, Manager)
Agent: Coats Rose, PC (John M. Joseph) & Graves, Dougherty, Hearon, Moody (Michael Whellan)
Request: Industry to Mixed Use land use
Staff Rec.: **Not recommended**
Staff: [Maureen Meredith](#), 512-974-2695
Planning and Zoning Department

Motion to grant Staff's request for postponement of this item to December 12, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

3. Plan Amendment: [NPA-2017-0005.03 - Affordable Dream Homes; District 3](#)

Location: 2404 Thrasher Lane, Carson Creek Watershed; Montopolis NP Area
Owner/Applicant: Vahonia Realty (Octavian F. Heresan)
Agent: Land Answers, Inc. (Jim Wittliff)
Request: Commercial to Higher Density Single Family land use
Staff Rec.: **Recommended**
Staff: [Maureen Meredith](#), 512-974-2695
Planning and Zoning Department

Motion by Commissioner Schissler, seconded by Commissioner Shieh to postpone this item to December 12, 2017 was approved on a vote of 9-2. Commissioners Seeger and Thompson voted nay. Vice-Chair Kazi and Commissioner De Hoyos Hart off the dais - *left early*.

4. Rezoning: [C14-2017-0098 - Affordable Dream Homes; District 3](#)

Location: 2404 Thrasher Lane, Carson Creek Watershed; Montopolis NP Area
Owner/Applicant: Vahonia Realty (Octavian F. Heresan)
Agent: Land Answers, Inc. (Jim Wittliff)
Request: CS-NP to SF-5-CO-NP
Staff Rec.: **Recommended**
Staff: [Andrew Moore](#), 512-974-7604
Planning and Zoning Department

Motion by Commissioner Schissler, seconded by Commissioner Shieh to postpone this item to December 12, 2017 was approved on a vote of 9-2. Commissioners Seeger and Thompson voted nay. Vice-Chair Kazi and Commissioner De Hoyos Hart off the dais – *left early*.

5. Plan Amendment: [NPA-2017-0015.03 - Jackie Robinson Residential; District 1](#)

Location: 1321 Delano Street, Fort Branch Watershed; MLK - 183 NP Area
Owner/Applicant: Evangelo Sgarbi
Agent: Land Answers, Inc. (Jim Wittliff)
Request: Single Family & Mixed Residential land uses to High Density Single Family land use
Staff Rec.: **Recommended**
Staff: [Debora Gonzalez](#), 512-974-7973
Planning and Zoning Department

Motion to grant Neighborhood's request for postponement of this item to December 12, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

6. Rezoning: [C14-2017-0097 - Jackie Robinson Residential; District 1](#)

Location: 1321 Delano Street, Fort Branch Watershed; MLK - 183 NP Area
Owner/Applicant: Evangelo Sgarbi
Agent: Land Answers, Inc. (Jim Wittliff)
Request: SF-3-NP to SF-6-NP
Staff Rec.: **Recommended**
Staff: [Scott Grantham](#), 512-974-3574
Planning and Zoning Department

Motion to grant Neighborhood's request for postponement of this item to December 12, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

7. Plan Amendment: [NPA-2017-0002.01 - 4 East; District 3](#)

Location: 1600, 1602, 1604, 1606, 1608, and 1610 E. 4th Street, Lady Bird Lake Watershed; East Cesar Chavez NP Area
Owner/Applicant: Tocayo Investments GP, LLC & CC Third and Comal, LP (Robert Gandy IV)
Agent: Graves, Dougherty, Hearon & Moody (Michael Whellan)
Request: Specific Regulating District to Specific Regulating District
Staff Rec.: **Recommended**
Staff: [Maureen Meredith](#), 512-974-2695
Planning and Zoning Department

See annotation under Item C-08

8. Rezoning: [C14-2017-0105 - 4 East; District 3](#)

Location: 1600, 1602, 1604, 1606, 1608, and 1610 E. 4th Street, Lady Bird Lake Watershed; East Cesar Chavez NP Area
Owner/Applicant: Tocayo Investments GP, LLC & CC Third and Comal, LP (Robert Gandy IV)
Agent: Graves, Dougherty, Hearon & Moody (Michael Whellan)
Request: TOD-NP to TOD-CURE-NP
Staff Rec.: **Recommended, with conditions**
Staff: [Heather Chaffin](#), 512-974-2122
Planning and Zoning Department

Public Hearings closed.

Items C-07 and C-08 taken in tandem.

There was a motion by Commissioner Anderson, seconded by Commissioner Nuckols to approve the neighborhood plan amendment and rezoning request as recommended by Staff with a building height limit of 72 feet. Motion was lost on a vote of 5-5. Those voting aye were Chair Oliver and Commissioners Anderson, Nuckols, Shieh and Schissler. Those voting for nay were Commissioners McGraw, Seeger, Thompson, White and Zaragoza. Vice-Chair Kazi and Commissioner De Hoyos

Hart and Vela off the dais – *left early*.

There was a substitute motion by Commissioner McGraw, seconded by Commissioner White to deny the neighborhood plan amendment and rezoning request. Motion was lost on a vote of 6-4. Those voting aye were Commissioners McGraw, Seeger, Shieh, Thompson, Zaragoza and White. Those voting nay were Chair Oliver and Commissioners Anderson, Nuckols and Schissler. Vice-Chair Kazi and Commissioner De Hoyos Hart and Vela off the dais – *left early*.

Items are forwarded to Council without a recommendation due to lack of an affirmative vote.

9. Plan Amendment: **[NPA-2016-0014.01 - 4500 Nuckols Crossing Road; District 2](#)**

Location: 4500 Nuckols Crossing Road, Williamson Creek Watershed; Southeast Combined (Franklin Park) NP Area
Owner/Applicant: Angelou Angelos and John Sasaridis
Agent: Thrower Design (Ron Thrower)
Request: Single Family to Multifamily land use
Staff Rec.: **Pending; Request for Postponement by the Staff to December 12, 2017**
Staff: [Maureen Meredith](#), 512-974-2695
 Planning and Zoning Department

Motion to grant Staff's request for postponement of this item to December 12, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

10. Rezoning: **[C14-2017-0010 - 4500 Nuckols Crossing Road Rezoning; District 2](#)**

Location: 4500 Nuckols Crossing Road, Williamson Creek Watershed; Southeast Combined (Franklin Park) NP Area
Owner/Applicant: Angelou Angelos and John Sasaridis
Agent: Thrower Design (Ron Thrower)
Request: SF-2-NP to MF-3-NP
Staff Rec.: **Pending; Request for Postponement by the Staff to December 12, 2017**
Staff: [Wendy Rhoades](#), 512-974-7719
 Planning and Zoning Department

Motion to grant Staff's request for postponement of this item to December 12, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

- 11. Plan Amendment:** [**NPA-2016-0005.02 - Montopolis - Ben White FLUM Amendment; District 3**](#)
- Location: 6700 and 6800 E. Ben White Blvd. and 2601 Montopolis Dr., Country Club East Creek Watershed; Montopolis NP Area
- Owner/Applicant: Ocampo Partners, Ltd.
- Agent: Coats Rose, PC (John M. Joseph)
- Request: Industry land use to Mixed Use land use (Tracts 1 & 2) and Commercial (Tract 3) land use
- Staff Rec.: **Not recommended; Withdrawn by the Applicant**
- Staff: [Maureen Meredith](#), 512-974-2695
Planning and Zoning Department

Item withdrawn by Applicant; no action required

- 12. Rezoning:** [**C14-2016-0085 - Montopolis - Ben White Zoning Amendment; District 3**](#)
- Location: 6700 and 6800 E. Ben White Blvd. and 2601 Montopolis Dr., Country Club East Creek Watershed; Montopolis NP Area
- Owner/Applicant: Ocampo Partners, Ltd. (Chris Mallett)
- Agent: Coats Rose, PC (John M. Joseph)
- Request: LI-NP to CS-MU-CO-NP for Tracts 1 & 2, LI-NP to CS-CO-NP for Tract 3
- Staff Rec.: **Not recommended; Withdrawn by the Applicant**
- Staff: [Andrew Moore](#), 512-974-7604
Planning and Zoning Department

Item withdrawn by Applicant; no action required

- 13. Restrictive Covenant Termination:** [**C14-78-220\(RCT\) - Montopolis - Ben White Subdivision; District 3**](#)
- Location: 6700 and 6800 E. Ben White Blvd. and 2601 Montopolis Dr., Country Club East Creek Watershed; Montopolis NP Area
- Owner/Applicant: Ocampo Partners, Ltd. (Chris Mallett)
- Agent: Coats Rose, PC (John M. Joseph)
- Request: To terminate the provision restricting this property to only commercial uses and the requirement for a Planned Development Area Agreement.
- Staff Rec.: **Recommended**
- Staff: [Andrew Moore](#), 512-974-7604
Planning and Zoning Department

Public Hearing closed.

Motion to grant to terminate the provision restricting this property to only commercial uses and the requirement for a Planned Development Area Agreement for C14-78-220(RCT) - Montopolis - Ben White Subdivision located at 6700 and 6800 E. Ben White Blvd. and 2601 Montopolis Dr. was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

14. Rezoning: [C14-2017-0126 - 2110 Thrasher Lane; District 3](#)

Location: 2110 Thrasher Lane, Carson Creek Watershed; Montopolis NP Area
Owner/Applicant: TLH Riverside 6507 MF-1, LP (David Cox)
Agent: Graves, Dougherty, Hearon & Moody (Michael Whellan)
Request: SF-3-NP to SF-6-NP
Staff Rec.: **Recommended**
Staff: [Andrew Moore](#), 512-974-7604
Planning and Zoning Department

Motion to grant Neighborhood's request for postponement of this item to December 12, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

15. Rezoning: [C14-2017-0084 - 6507 Riverside; District 3](#)

Location: 6507 E. Riverside Drive, Carson Creek Watershed; East Riverside Corridor
Owner/Applicant: TLH Riverside 6507 MF-1, LP (David Cox)
Agent: Graves, Dougherty, Hearon & Moody (Michael Whellan)
Request: ERC-NR to ERC-CMU
Staff Rec.: **Recommended, with conditions**
Staff: [Andrew Moore](#), 512-974-7604
Planning and Zoning Department

Motion to grant Neighborhood's request for postponement of this item to December 12, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

16. Rezoning: [C14-2016-0135 - 2500 N. Lamar; District 9](#)

Location: 1200 West 25th Street, Shoal Creek Watershed; West University NP Area
Owner/Applicant: 2500 N. Lamar LLC
Agent: Drenner Group (Amanda Swor)
Request: GO-MU-CO-NP to GO-MU-V-CO-NP
Staff Rec.: **Recommended**
Staff: [Scott Grantham](#), 512-974-3574
Planning and Zoning Department

Public Hearing closed.

Motion to grant Staff's recommendation of GO-MU-V-CO-NP combining district zoning for C14-2016-0135 - 2500 N. Lamar located at 1200 West 25th Street was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 12-0. Commissioner Zaragoza abstained on this item.

Additional Conditional Overlay: Height limit of 59.5 feet.

17. Rezoning: [C14-2017-0074 - Gilfillan Place; District 9](#)

Location: 603 West 8th Street, Shoal Creek Watershed; Downtown Austin Plan (Northwest District)
Owner/Applicant: 2015 Austin Gilfillan LP (Rene Campos)
Agent: Drenner Group (Dave Anderson)
Request: GO-H, GO-MU, GO to DMU-H
Staff Rec.: **Recommended**
Staff: [Scott Grantham](#), 512-974-3574
Planning and Zoning Department

Motion to grant Staff's request for postponement of this item to December 12, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

18. Rezoning: [C14-2017-0116 - Texas Health & Science University Library; District 5](#)

Location: 4004 Valley View Road, West Bouldin Creek Watershed; South Lamar Combined NP Area
Owner/Applicant: Lisa and Paul Lin
Agent: Land Answers, Inc. (Jim Wittliff)
Request: SF-3 to LO-MU
Staff Rec.: **Recommended**
Staff: [Andrew Moore](#), 512-974-7604
Planning and Zoning Department

Public Hearing closed.

Motion by Commissioner Anderson, seconded by Commissioner Schissler to grant LO-MU-CO combining district zoning with a conditional overlay to limit only to SF-3 uses was approved on a vote of 8-2. Vice-Chair Kazi and Commissioner De Hoyos Hart and Vela off the dais – *left early*.

19. Rezoning: [C14-2017-0118 - Texas Health & Science University Clinic; District 5](#)

Location: 1707 & 1709 Fort View Road, West Bouldin Creek Watershed; South Lamar Combined NP Area
Owner/Applicant: T & L LP (Paul C.K. Lin)
Agent: Land Answers, Inc. (Jim Wittliff)
Request: GR & LO to GR-MU
Staff Rec.: **Recommended**
Staff: [Andrew Moore](#), 512-974-7604
Planning and Zoning Department

Public Hearing closed.

Motion to grant Staff's recommendation of GR-MU combining district zoning for C14-2017-0118 - Texas Health & Science University Clinic located at 1707 & 1709 Fort View Road was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

20. Rezoning: [C14-2017-0122 - 1311 S. Lamar VMU; District 5](#)

Location: 1311 S. Lamar Blvd, Unit 2 and 1401 S. Lamar Blvd, West Bouldin Creek Watershed; Zilker NP Area
Owner/Applicant: Seamless GCW (Joe Warnock)
Agent: Armbrust & Brown, PLLC (Richard Suttle)
Request: CS-CO & CS-V-CO to CS-V
Staff Rec.: **Recommended**
Staff: [Andrew Moore](#), 512-974-7604
Planning and Zoning Department

Motion to grant Applicant's request for postponement of this item to November 28, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

21. Resubdivision: [C8-2017-0055.0A - Lenox Oaks, Phase I; District 3](#)

Location: 500 Bastrop Highway Southbound, Carson Creek Watershed; Montopolis NP Area
Owner/Applicant: Cactus Rose OH Delta (Steve Oden, Jr.)
Agent: Jones & Carter (Ross Corder, P.E.)
Request: Approval of the resubdivision of four lots and unplatted land into a one lot subdivision on 19.783 acres.
Staff Rec.: **Recommended**
Staff: [Cesar. Zavala](#), 512-974-3404
Development Services Department

Public Hearing closed.

Motion to grant Staff's recommendation for C8-2017-0055.0A - Lenox Oaks located at 500 Bastrop Highway Southbound was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 12-0. Commissioner Schissler recused himself on this item due to conflict of interest - *rendered professional services*.

22. Site Plan - Conditional Use Permit: [SPC-2016-0368A - Didactica Preschool](#)

Location: 1507 Hether Street, West Bouldin Creek Watershed; Zilker NP Area
Owner/Applicant: Barton Hills Properties LLC (Atticus Macias)
Agent: Logan Wagner
Request: Request approval of a conditional use permit to change the use from a single family home to a day care (commercial) land use.
Staff Rec.: **Recommended**
Staff: [Nikki Hoelter](#), 512-974-2863
Development Services Department

Motion to grant Staff's request for postponement of this item to November 28, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

- 23. Site Plan - Conditional Use Permit:** [SPC-2017-0044A - The Draught House CUP Expansion; District 10](#)
- Location: 4112 Medical Parkway, Shoal Creek Watershed; Rosedale (Future) NP Area
- Owner/Applicant: Draught House Pub & Brewery (Glenda Smith)
- Agent: Jackson Walker LLP (Katherine Loayza)
- Request: Request approval of a Conditional Use Permit for a cocktail lounge expansion within an existing building and new deck
- Staff Rec.: **Recommended**
- Staff: [Christine Barton-Holmes](#), 512-974-2788
Development Services Department

Public Hearing closed.

Motion by Commissioner Zaragoza, seconded by Commissioner Anderson to grant the Conditional Use Permit for SPC-2017-0044A - The Draught House CUP Expansion located at 4112 Medical Parkway to allow a cocktail lounge expansion within an existing building, and to deny a Conditional Use Permit for a new deck. Motion was approved on a vote of 10-0 vote. [List Commissioners who abstained or left early.](#)

- 24. Resubdivision:** [C8-2016-0202.0A - Resubdivision of a Part of Lots 1 and 2 Block 2, Cherico Subdivision No. 2; District 3](#)
- Location: 2910 Govalle Avenue, Boggy Creek Watershed; Govalle NP Area
- Owner/Applicant: 2910 Govalle LLC (Mitch Ely)
- Agent: Rivera Engineering (Michael Rivera, P.E.)
- Request: Approval of the resubdivision of portions of two lots into a two lot subdivision on 0.266 acres
- Staff Rec.: **Recommended**
- Staff: [Cesar. Zavala](#), 512-974-3404
Development Services Department

Public Hearing closed.

Motion to grant Staff's recommendation for C8-2016-0202.0A - Resubdivision of a Part of Lots 1 and 2 Block 2, Cherico Subdivision No. 2 located at 2910 Govalle Avenue was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

25. **Final Plat - Amended Plat:** [C8-2017-0255.0A - Hardage Subdivision Amended Plat of Lot 1, Block A; District 7](#)
Location: 2618 Kramer Lane, Walnut Creek Watershed; North Burnet / Gateway TOD
Owner/Applicant: 2701 Research Forest Drive, LLC / Black Forest Ventures (Katie Laukien)
Agent: Big Red Dog Engineering/Consulting (Kate Kniejski)
Request: Approval of the Hardage Subdivision Amended Plat of Lot 1, Block A Final Plat composed of 1 lot on 4.15 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
26. **Final Plat - Amended Plat:** [C8-2017-0256.0A - The Center at Parmer; District 6](#)
Location: 13828-½ North FM 620 Road Southbound, Lake Creek Watershed
Owner/Applicant: Liberty Bankers Life Insurance Company (Bradford Phillips)
Agent: LJA Engineering (Charles Hager)
Request: Approval of The Center at Parmer Final Plat composed of 1 lot on 4.2 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
27. **Final Plat - Previously Unplatted:** [C8J-2017-0261.0A - Gelfer Subdivision](#)
Location: 11402 Rim Rock Trail, Slaughter Creek Watershed-Barton Springs Zone
Owner/Applicant: The Cobal Enterprises (Zachary Gelfer)
Agent: Brown and Gay Engineering (Mike Russell)
Request: Approval of the Gelfer Subdivision composed of 4 lots on 10.87 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
28. **Final Plat - Resubdivision:** [C8-2017-0254.0A - 1709 E M Franklin Subdivision; District 1](#)
Location: 1709 E M Franklin Avenue, Tannehill Branch Watershed; MLK NP Area
Owner/Applicant: E M Franklin Investments, LLC (Scott Solomon)
Agent: Southwest Engineers (Matt Dringenberg)
Request: Approval of 1709 E M Franklin Subdivision, composed of 3 lots on 0.48 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department

29. **Final Plat -** [C8-2017-0257.0A - Lot 7 and Lot 8 Block 15 J.H. Patterson](#)
Resubdivision: [Subdivision, Resubdivision; District 1](#)
Location: 1603 East 12th Street, Boggy Creek Watershed; Central East Austin NP Area
Owner/Applicant: 1603: 2013 Austin East 12th Street LP
Agent: B-Squared Engineering (Brian Baird, P.E.)
Request: Approval of Lot 7 and Lot 8 Block 15 J.H. Patterson Subdivision, Resubdivision composed of 1 lot on 0.405 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
30. **Final Plat -** [C8-2017-0258.0A - Lot 5, Lot 4 and a portion of Lot 3 Block 16 J.H. Patterson Subdivision; District 1](#)
Resubdivision: [Patterson Subdivision; District 1](#)
Location: 1517 East 12th Street, Boggy Creek Watershed; Central East Austin NP Area
Owner/Applicant: 1517 East 12th Street LP
Agent: B-Squared Engineering (Brian Baird, P.E.)
Request: Approval of Lot 5, Lot 4 and a portion of Lot 3 Block 16 J.H. Patterson Subdivision composed of 1 lot on 0.418 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
31. **Final Plat -** [C8-2017-0260.0A - Cogbill Subdivision, Resubdivision of Lots 7 & 8; District 5](#)
Resubdivision: [District 5](#)
Location: 1001 Cogbill Street, South Boggy Creek Watershed
Owner/Applicant: 2nd Street and 5th Street, LLC (Kirk Smith)
Agent: Stansberry Engineering Co., Inc. (Blayne Stansberry)
Request: Approval of Cogbill Subdivision, Resubdivision of Lots 7 & 8 composed of 4 lots on 0.83 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
32. **Final Plat -** [C8-2017-0263.0A - Northacres Section 3 Resubdivision; District 1](#)
Resubdivision: [District 1](#)
Location: 1108 Floradale Drive, Walnut Creek Watershed; Windsor Hills NP Area
Owner/Applicant: Sean Kubicek
Agent: Prossner and Associates, Inc. (Kurt Prossmer)
Request: Approval of Northacres Section 3 Resubdivision composed of 2 lots on 0.48 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department

33. **Final Plat - Resubdivision:** [C8-2017-0266.0A - Marlton Terrace](#)
Location: 2402 Marlton Drive, Johnson Creek Watershed; West Austin
Neighborhood Group NP Area
Owner/Applicant: Cater Joseph
Agent: Hector Avila
Request: Approval of the Marlton Terrace composed of 2 lots on 0.44 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
34. **Final Plat - With Preliminary:** [C8-2017-0241.1A - Gene Taylor Tract Final Plat; District 6](#)
Location: South O'Connor Drive, Lake Creek Watershed
Owner/Applicant: Robinson Land LTD Partners, Et al (Blake Contine)
Agent: Lewis Woods, LLC (Barrett Wood)
Request: Approval of the Gene Taylor Tract Final Plat composed of 1 lot on 42.3 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
35. **Final Plat - With Replat:** [C8-2017-0259.0A - Harrisglenn Corner; District 7](#)
Location: 13400-1/2 Harrisglenn Drive, Harris Branch Watershed
Owner/Applicant: Robert Investors Limited by JOQ GP, LLC, its General Partner (Robert C. Wilson III, President)
Agent: Ashraf T. Ahsanullah
Request: Approval of Harrisglenn Corner, composed of 1 lot on 1.5 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department
36. **Preliminary Plan:** [C8-2017-0253 - Chapman Estates Preliminary Plan; District 9](#)
Location: 4900-5100 Old Manor Road, Walnut Creek Watershed; RMMA
Owner/Applicant: KDKB LLC (Kanton Labaj)
Agent: Carlson, Brigance, and Doering, Inc. (Bill E. Couch)
Request: Approval of Chapman Estates Preliminary Plan, composed of 92 lots on 37.73 acres
Staff Rec.: **Disapproval**
Staff: Development Services Department

Public Hearings closed.

Motion to disapprove items C-25 – C-36 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

D. NEW BUSINESS

1. [Discussion and possible action amending the Imagine Austin Comprehensive Plan by adopting the Austin Metro Area Master Community Workforce Plan.](#)

Motion to grant Staff's request for postponement of this item to November 28, 2017 was approved by Commissioner Shieh, seconded by Commissioner White on a vote of 13-0.

E. ITEMS FROM COMMISSION

1. CodeNEXT

Discussion and possible action regarding matters related to CodeNEXT including but not limited to staff updates, presentations and scheduling. (Sponsor: Chair Oliver; Co-Sponsor: Vice-Chair Kazi)

Discussion occurred; no action taken

F. EXECUTIVE SESSION

1. Discuss legal issues related to City Charter Article X Section 2 related to the composition of the Planning Commission membership. (Private consultation with legal counsel-section 551.071 of the Government Code)

Item withdrawn.

G. COMMITTEE REPORTS

[Codes and Ordinances Joint Committee](#) – No report provided.

[Comprehensive Plan Joint Committee](#) – No report provided.

[Small Area Planning Joint Committee](#) – No report provided.

Chair Oliver adjourned the meeting without objection on Wednesday, November 15, 2017 at 1:00 a.m.

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 Jerry Rusthoven at Planning & Zoning Department, at 512-974-3207, for additional information; TTY users route through Relay Texas at 711.