

1-25-07  
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7. **Rezoning:** C14-06.0112 - Slaughter 2.458  
Location 1100 Block of West Slaughter Lane, Slaughter Creek Watershed  
Owner/Applicant Herby's Joint Venture (Jimmy Nassour)  
Agent Jim Bennett Consulting (Jim Bennett)  
Request LR to GR  
Staff Rec **Not Recommended**  
Staff Wendy Walsh, 974-7719, wendy.walsh@ci.austin.tx.us  
Neighborhood Planning and Zoning Department

**APPROVED STAFF'S RECOMMENDATION TO DENY GR ZONING.  
[C HAMMOND, J PINNELLI 2<sup>ND</sup>] (8-1) J.MARTINEZ - NAY**

**SUMMARY**

Wendy Walsh, staff gave staff presentation

Commissioner Baker Did you mention upholstery uses?

Ms Walsh - Yes, at the corner of Chisholm Trail South.

Commissioner Baker - So this is SF-2 zoning?

Ms Walsh - It is SF-2, this is probably a use that was in place when this property was annexed in the 1990's

Commissioner Baker - So the auto repair in the DR zoning would also be a legal non-conforming?

Ms Walsh - Yes.

Jim Bennett, applicant - The property east to us is zoned DR, but there is an automotive repair shop that is a GR use. We have agreed to prohibit automotive related type uses; as well as to prohibit drop off and recycling, hotel & motel and pawnshop services. There isn't any residential immediately adjacent or close by, we're intending to build a retail strip center and we think that due to the size and shape of the property and the uses that are there to support the GR zoning, we feel that the GR zoning is the most appropriate

**FAVOR**

No speakers

**OPPOSITION**

Leslie McCollum, Texas Oaks South Neighborhood Association - Spoke in opposition. We would like to limit this to the LR zoning that currently exists and not see anymore GR uses

**REBUTTAL**

*Jim Bennett – Slaughter Lane is a major arterial, it has 120 feet of right-of way, it is 3-lanes with turn lanes and median breaks. This would afford the people who live in apartments on Slaughter Lane, to walk to shops*

*Commissioner Martinez and Gohil moved to close the public hearing*

*Commissioner Hammond – I move to approve staff recommendation*

*Commissioner Pinnelli – Second*

*No discussion*

*Commissioner Martinez – I am opposed to the motion*

*Motion carried*

**8. Zoning:** C14-06-0203 - Cullen Zoning  
**Location:** 9006 Cullen Lane, Slaughter / Onion Creeks Watershed  
**Owner/Applicant:** Weldon J. Schmidt  
**Agent:** Armbrust & Brown, L.L.P. (Amanda Morrow)  
**Request:** I-RR to GR  
**Staff Rec:** **Recommendation Pending**  
**Staff:** Wendy Walsh, 974-7719, wendy.walsh@ci.austin.tx.us  
 Neighborhood Planning and Zoning Department

**POSTPONED TO 01/23/07 (STAFF, APPLICANT & NEIGHBORHOOD)**  
**[J.MARTINEZ, S.HALE 2<sup>ND</sup>] (9-0)**

**9. Zoning:** C14-06-0204 - Slaughter Zoning  
**Location:** 160 West Slaughter Lane, Slaughter / Onion Creeks Watershed  
**Owner/Applicant:** A King Enterprises Management, Ltd (Alma King Fancher)  
**Agent:** Armbrust & Brown, L.L.P. (Amanda Morrow)  
**Request:** I-RR to GR  
**Staff Rec:** **Recommendation Pending**  
**Staff:** Wendy Walsh, 974-7719, wendy.walsh@ci.austin.tx.us  
 Neighborhood Planning and Zoning Department

**POSTPONED TO 01/23/07 (STAFF, APPLICANT & NEIGHBORHOOD)**  
**[J.MARTINEZ, S.HALE 2<sup>ND</sup>] (9-0)**