

PLANNING COMMISSION SUMMARY SHEET

ZONING CASE: C14-2018-0128 -- 2323 S. Lamar

DISTRICT: 5

REQUEST: Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 2323 South Lamar Boulevard, 2421 Bluebonnet Lane, and 2315 South Lamar Boulevard (West Bouldin Creek Watershed) from limited office-conditional overlay (LO-CO) combining district zoning, community commercial-conditional overlay (GR-CO) combining district zoning, and community commercial-vertical mixed use-conditional overlay (GR-V-CO) combining district zoning to limited office-vertical mixed use-conditional overlay (LO-V-CO) combining district zoning and community commercial-vertical mixed use-conditional overlay (GR-V-CO) combining district zoning, as amended. Staff Recommendation: To grant limited office-vertical mixed use-conditional overlay (LO-V-CO) combining district zoning and community commercial-vertical mixed use-conditional overlay (GR-V-CO) combining district zoning, with conditions. Owner/Applicant: 2323 South Lamar, LTD (Kirk Rudy). Agent: Armbrust and Brown (Richard Suttle). City Staff: Heather Chaffin, 512-974-2122.

DATE: August 22, 2019

PLANNING COMMISSION ACTION:

August 13, 2019: To grant LO-V-CO and GR-V-CO as recommended by Staff with the additional conditions.

Staff recommendation includes the following conditions:

1. The following land uses shall be prohibited: alternative financial services, automotive repair services, automotive sales, automotive rentals, automotive washing (of any type), bail bond services, pawn shop services, exterminating services, funeral services, and residential treatment.
2. The property will be subject to the conditions outlined in the attached Traffic Impact Analysis (TIA) Memorandum.

Conditions added by Planning Commission include:

1. The following land uses shall be prohibited: adult-oriented businesses, drive-in services, drop-off recycling collection facility, scrap and salvage services, and service station.

VOTE:

(9-0) [G. Anderson- 1st, C. Kenny- 2nd; A. Azhar, P. Howard, R. Schneider, P. Seeger-Absent]