March 26, 2019

Re: Public Hearing regarding Subdivision Case 19-CP-001 to adopt the Talia Concept Plan on two (2) parcels of land approximately 3.63 acres ± in size, more particularly described by Williamson Central Appraisal District Parcels R031263 and R031264; generally located approximately 225 feet north from the northeast corner of the intersection of Scenic Path and Horizon Park Blvd, Leander, Williamson County, Texas.

Dear Property Owner:

The purpose of this correspondence is to notify you that a concept plan has been requested for the above referenced property. You have been identified as a property owner within 200 feet of this property and are therefore being notified of the public hearings. The City has a four step process for the approval of subdivision plats. The four steps include: Concept Plan, Preliminary Plat, Construction Plans, and Final Plat. The Commission is required by City ordinance to conduct a public hearing prior to the approval of Concept Plans. The Commission is also required by State law to approve all subdivision applications that meet the requirements of the City's ordinances and State statutes. Plat approval is a non-discretionary action as long as the applicant is not requesting any variances from the City's ordinances.

During the public hearing anyone who wishes to speak may do so for up to 3 minutes. Each speaker is required to complete a comment card prior to speaking. The Commission does not engage in dialogue with speakers during the public hearing process. However, staff or the applicant may be able to answer specific questions posed during the public hearing once the public hearing is closed.

The Public Hearings will be held at the Pat Bryson Municipal Hall located at 201 North Brushy Street, Leander, Texas at the following dates and times:

- A Public Hearing will be held by the Planning and Zoning Commission on Thursday, April 11, 2019 at 7:00 p.m.
- A Public Hearing will be held by the City Council on Thursday, April 18, 2019 at 6:00 p.m.

Please do not hesitate to contact me if you have any questions.

Sincerely,
Ellen Coufal
Ellen Coufal
Planning Coordinator
512-528-2750