



## **AGENDA**

**PLANNING & ZONING COMMISSION MEETING  
CITY OF LEANDER, TEXAS  
Pat Bryson Municipal Hall ~ 201 North Brushy Street  
Leander, Texas**

**Thursday ~April 10, 2014 at 7:00 pm**

**Place 1 Michelle Stephenson - Vice Chair  
Place 2 Joel Wixson  
Place 3 Jason Anderson**

**Place 4 Sid Sokol  
Place 5 Richard Allen  
Place 6 Betty Saenz  
Place 7 Jeff Seiler - Chair**

1. Call to Order
2. Roll Call
3. Approval of Minutes:
  - a. Regular Planning & Zoning Meeting: March 27, 2014
4. Director's report to P & Z Commissioners on actions taken by the City Council
5. Citizen Communications - Three (3) minutes of time is allowed, per speaker

## Public Hearing

6. Subdivision Case 14-FP-001: Hold a public hearing and consider action on the Carneros Ranch, Section 1 Final Plat for 20.21 acres more or less; WCAD Parcel R032156; generally located approximately 190 feet north of the intersection of Vista Ridge Drive and Bagdad Road on the west side of Bagdad Road; Williamson County, Texas. Applicant/Agent: CSF Civil Group, LLC on behalf of MHI Central Texas, LLC.

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

7. Subdivision Case 13-CP-010: Hold a public hearing and consider action on the Marbella Concept Plan, for 85.28 acres more or less; WCAD Parcels R031302, R031303, R031368, R031305, R383410, R433132, R432798, R031371, R031370, R031369, and R031304 generally located  $\frac{3}{4}$  of a mile east of the intersection of Hwy 183A and RM 2243, adjacent to the south side of RM 2243, Williamson County, Texas. Applicant: Brian Birdwell on behalf of NK Land Investment, LLC, Weldon Stephen Walker and Tammy Walker.

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

8. Subdivision Case 14-CP-001: Hold a public hearing and consider action on the Stewart Crossing Concept Plan, for 66.2 acres more or less; WCAD Parcels R433136, R031257, R031259, R031261, R031260, R432796, and R432795 generally located 1,000 feet to the east of the northeast corner of the intersection of 183A Toll Road and E. Woodview Drive Leander, Williamson County Texas. Applicant: Jones & Carter, Inc. on behalf BW and Carlene Pruett Trust and Samuel, Ida Nell Pearson Family Trust and Samuel and Ida Nell Pearson and BW and Carlene Pruett Family Trust.

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

9. Zoning Case 14-Z-006: Hold a public hearing and consider action on the rezoning of several tracts of land located to the west of the western terminus of Osage Drive in the Bluffs at Crystal Falls Subdivision; Legally described as 13.385 acres more or less out of the B.F. Davis Survey 73, the J.H. Harris Survey 96, the I.A. Hampton Survey 613, and the Lucinda Carter Survey; TCAD Parcel 831299. Currently, the property is zoned SFU-2-B (Single- Family Urban), SFS-2-B (Single-Family Suburban), and SFC-2-B (Single-Family Compact). The property is proposed to be zoned SFU-2-B (Single- Family Urban), SFS-2-B (Single-Family Suburban), and SFC-2-B (Single-Family Compact), Leander, Travis County, Texas. Applicant: Sam Kiger on behalf of Taylor Morrison at Crystal Falls, LLC.

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

**CERTIFICATION**

This meeting will be conducted pursuant to the Texas Government Code Section 551. The City of Leander is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call the City Secretary at 512/ 528-2700 for information. Hearing impaired or speech disabled persons equipped with telecommunications devices for the deaf may call 512/ 528-2800. I certify that the above notice of the Regular Meeting of the Planning and Zoning Commission of the City of Leander, Texas, was posted on the bulletin board at City Hall, in Leander, Texas, on the 4 day of April, 2014 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.

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Tom Yantis, AICP – Director of Development Services