



AGENDA

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

Thursday ~ March 26, 2015 at 7:00 pm

**Place 1 Michelle Stephenson, Vice Chairman
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:
Regular Planning & Zoning Meeting: February 26, 2015
4. Director's report to P & Z Commissioners on actions taken by the City Council at the March 5th & 19th 2015 meeting.
5. Review meeting protocol

6. Presentation of Service Plaque to Exiting Chairman Jeff Seiler.
 - 15 minute recess

7. Citizen Communications - Three (3) minutes of time is allowed, per speaker

Consent Agenda

8. Subdivision Case 14-FP-008: Consider action on the Catalina Ranch Final Plat for 30.319 acres more or less; WCAD Parcels R031543, R031544, and R031549; generally located approximately 1,800 feet to the east of the intersection of Ronald Reagan Blvd and Journey Parkway on the north side of Journey Parkway; Williamson County, Texas. Applicant/Agent: Gray Engineering, Inc (John D. Hines, PE) on behalf of Catalina Ranch, LLC (Joe Straub).

9. Subdivision Case 14-FP-023: Consider action on the Palmera Ridge, Section 1 Final Plat for a 45.80 acres more or less; WCAD Parcels R333713, R031617, and R473798; generally located approximately 1,400 feet north of the intersection of Ronald W. Reagan Blvd and Hero Way on the east side of Ronald W. Reagan Blvd; Williamson County, Texas. Applicant/Agent: Randall Jones & Associates on behalf of Palmera Ridge Development, Inc.

10. Subdivision Case 14-FP-042: Consider action on the Hazlewood Phase 4A Final Plat for a 26.212 acres more or less; WCAD Parcels R031216 and R528793; generally located approximately 70 feet south from the southeast corner of the intersection of Republic Trails Blvd. and Molly Ln.; Williamson County, Texas Applicant/Agent: Pape Dawson (Dustin Goss, PE) on behalf of Continental Homes of Texas, LP (Richard Maier).

11. Subdivision Case 14-FP-048: Consider action on the Trivisso, Phase 2, Section 1A Final Plat for 7.022 acres more or less; TCAD Parcels 844740 and 819093; generally located to the west of Belladoma Cove and Good Night Trail; Travis County, Texas. Applicant/Agent: Samuel Kiger, P.E. on behalf of Trivisso, Ltd.

12. Subdivision Case 14-FP-049: Consider action on the Trivisso, Phase 2, Section 1B Final Plat for 6.204 acres more or less; TCAD Parcels 844740 and 819093; generally located to the east of Venezia View and Good Night Trail; Travis County, Texas. Applicant/Agent: Samuel Kiger, P.E. on behalf of Trivisso, Ltd.

Public Hearing

13. Subdivision Case 14-SFP-005: Hold a public hearing and consider action on Travisso, Phase 2, Section 2I, Short Form Final Plat, for approximately 10.023 acres, including Travis County Property ID #382583; generally located to the west of the northern terminus of Travisso Parkway, Leander, Travis County, TX. Applicant/Agent: David Smith, P.E. (Jay Engineering Company) on behalf of Travisso, LTD

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

14. Zoning Case 15-Z-003: Hold a public hearing and consider action on the rezoning of a portion of a lot, for 3.309 acres more or less out of Lot 1 of the Waldarra Estates, located at 17680 Ronald W. Reagan Blvd., WCAD Parcel R372083. Currently, the property is zoned Interim SFS-2-B (Single-Family Suburban) and the applicant is proposing to zone the property GC-3-C (General Commercial), Leander, Williamson County, Texas. Applicant: Marci Cannon on behalf of Donald R. and Jean S. Thomas.

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

15. Meeting Adjourned

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 20th day of March, 2015 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.