

**NOTICE IS HEREBY GIVEN THAT THE
ZONING AND PLANNING COMMISSION OF THE
CITY OF LAKEWAY, TRAVIS COUNTY, TEXAS WILL
MEET IN REGULAR SESSION ON WEDNESDAY,
SEPTEMBER 6, 2017 AT 6:30 PM IN THE CITY HALL,
1102 LOHMANS CROSSING ROAD, CITY OF LAKEWAY**

AGENDA

- 1) **Call to Order.**
- 2) **Pledge of Allegiance.**
- 3) **Citizens Participation.**

CONSENT AGENDA - *All items listed under the consent agenda may be approved by one motion. Members of the Commission may pull items from the consent agenda for discussion.*

- 4) **Approval of Minutes:** August 16, 2017 “Special” Meeting.

REGULAR AGENDA

- 5) **Permanent Sign Alteration:** A request from Janet Scott, the owner of Champions, TX Training Facility to alter or repair an existing monument sign at 2105 Ranch Road 620 South.
 - Staff report and presentation
 - Public Hearing
- 6) **Special Use Permit – O’Reilly Auto Parts:** A request from Sukkar-Jebbeh Enterprises, the owners of the property located at 219 Ranch Road 620 South (Cardinal Hills Subdivision Unit 2, Lots 3 & 4) for a Special Use Permit to allow for an O’Reilly Auto Parts to be operated at this location.
 - Staff report and presentation
 - Public Hearing
 - Recommendation to City Council
- 7) **Variance – O’Reilly Auto Parts:** A request from Sukkar-Jebbeh Enterprises, the owners of the property located at 219 Ranch Road 620 South (Cardinal Hills Subdivision Unit 2, Lots 3 & 4) for a variance to Section 30.03.09(f) to allow a reduction to the minimum lot size requirement for a commercial lot.
 - Staff report and presentation
 - *Consideration of this item has been withdrawn and will be heard by the Board of Adjustment at their meeting on September 20, 2017.*
 - Public Hearing
 - Recommendation to City Council

- 8) **Special Use Permit:** A request from Serene Hills, Ltd., the owners of a 9.249 acres tract of land located in the northeast corner of Bee Creek Road and State Highway 71 for approval of a Special Use Permit to allow an independent and assisted living facility to be operated at this location.
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council
- 9) **Special Use Permit - Short Term Rental:** A request from Ventura Martinez Del Rio and Gloria Requejo, the owners of the property located at 1918 Lakeway Blvd., (Lakeway Section 22, Lot 2485) for renewal of a Special Use Permit to allow for a short-term rental use to continue at this location.
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council
- 10) **Special Use Permit - Short Term Rental:** A request from Susan Ward, the owner of the property located at 208 Gannet Cove, (Lakeway Section 2, Lot 167) for renewal of a Special Use Permit to allow for a short-term rental use to continue at this location.
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council
- 11) **Zoning Request:** A request from Malone Wheeler, Inc., representing the Reed Family Partnership, the owner of approximately 4.14 acres of land located just north of Lohmans Crossing Road across from Lohmans Spur, for a change in Zoning Classification from C-1 (Office/Retail) to GUI (Government, Utility, Institutional).
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council
- 12) **Amended Plat – Lakeway Municipal Utility District:** A request from Carlson, Brigance & Doering representing Lakeway Municipal Utility District, the owner of 5.913 acres located on the north side of Lohmans Crossing Road just east of Yaupon Creek for an amended final plat of two lots.
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council
- 13) **Zoning Request: Lakeway Municipal Utility District:** A request from Malone Wheeler, Inc., representing Lakeway Municipal Utility District, the owner of approximately 4.91 acres of land located just north of Lohmans Crossing Road across from Lohmans Spur, for a change in Zoning Classification from C-1 (Office/Retail) to GUI (Government, Utility, Institutional).
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council

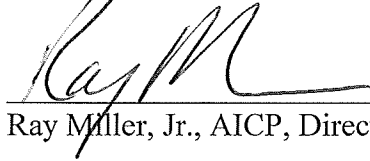
14) Zoning Request: Lakeway Municipal Utility District:

A request from Carlson, Brigrance & Doering, the agent for Lakeway Municipal Utility District, the owner of 17.461 acres located on the north side of Lohmans Crossing Road east of Yaupon Creek, for approval of Amendment Number 5 to the Tuscan Village Planned Unit Development (PUD) Ordinance.

- Staff report and presentation
- Public Hearing
- Recommendation to City Council

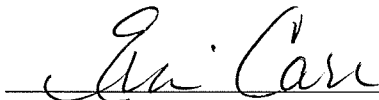
15) Adjourn.

ATTEST: Attested to this the 31st day of August, 2017.



Ray Miller, Jr., AICP, Director of Building and Development Services

CERTIFICATE: I certify that the above notice of Meeting was posted on the bulletin board of the Lakeway City Hall on this the 31st day of August, 2017.



Erin Carr, Office Manager, Building and Development Services

THE CITY OF LAKEWAY ZONING AND PLANNING COMMISSION MEETINGS ARE AVAILABLE TO ALL PERSONS REGARDLESS OF ABILITY. IF YOU REQUIRE SPECIAL ASSISTANCE, PLEASE CONTACT THE CITY SECRETARY AT 314-7506 AT LEAST 48 HOURS IN ADVANCE OF THE MEETING. THANK YOU.

The Zoning and Planning Commission may go into closed session at any time when permitted by Chapters 418 or 551, Texas Government Code or Section 321.3022 of the Texas Tax Code. Before going into closed session a quorum of the Zoning and Planning Commission must be assembled in the meeting room, the meeting must be convened as an open meeting pursuant to proper notice, and the presiding officer must announce that a closed session will be held and must identify the sections of Chapter 551 or 418, Texas Government Code, or Section 321.3022 of the Texas Tax Code authorizing the closed session.

A quorum of the Lakeway City Council may attend this meeting in their individual, personal capacities, and might discuss items posted on the agenda as separate, private citizens (not as a collective group). No City Council deliberations or decisions will occur at this gathering.