



**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, May 4, 2022  
1102 Lohmans Crossing Road, Lakeway, TX 78734  
9:00 AM**

**This meeting will be held in person. Individuals who do not plan to attend the meeting, but wish to submit comments during the public hearings and citizen participation at the meeting may submit a comment before Noon, Monday, May 2, 2022.**

**The form can be found here:**

<https://lakeway-tx.civicweb.net/Portal/CitizenEngagement.aspx>

**Persons may also register to speak at the meeting using the link above. Each person speaking at the meeting shall be allotted three minutes to comment. A person registered to speak may not yield their time to another citizen.**

**As always, you may watch the meeting using the city's live stream at:**

<https://www.lakeway-tx.gov/1062/Videos---Meetings-Events>

- 1 ESTABLISH QUORUM AND CALL TO ORDER.**
- 2 PLEDGE OF ALLEGIANCE.**
- 3 CITIZEN PARTICIPATION FOR THE CONSENT AGENDA.**

**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: WEDNESDAY, APRIL 6, 2022, REGULAR  
ZAPCO MEETING**

**END CONSENT AGENDA**

- 5 CITIZENS PARTICIPATION FOR ITEMS NOT ON THIS AGENDA.**

**6 VARIANCE - SIGN PACKAGE: 1301 RR 620 N. CONSIDER A REQUEST FROM ALLEN INDUSTRIES, THE AGENT FOR HIGHLAND VENTURES, THE OWNER OF THE PROPERTY LOCATED AT 1301 RR 620 N FOR A VARIANCE REQUEST RELATED TO BUILDING SIGNAGE AND MONUMENT SIGNS FOR A QUICK TRIP CONVENIENCE STORE AND GAS STATION.**

- Staff report and presentation
- Public Hearing
- Determination

**7 ANNEXATION: HIGHLANDS BLVD PARK. CONSIDER A REQUEST FROM CARLSON, BRIGANCE & DOERING, THE AGENT FOR THE OWNER OF APPROXIMATELY 29.334 ACRES OF LAND LOCATED OFF HIGHLANDS BLVD FOR ANNEXATION INTO THE CITY LIMITS.**

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

**8 ZONING: HIGHLANDS BLVD PARK. CONSIDER A REQUEST FROM CARLSON, BRIGANCE & DOERING, THE AGENT FOR THE OWNER OF APPROXIMATELY 29.334 ACRES OF LAND LOCATED OFF HIGHLANDS BLVD FOR ANNEXATION INTO THE CITY LIMITS WITH PUBLIC PARK (P-1) ZONING.**

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

**9 ANNEXATION: TOMICHI TRAIL. CONSIDER A REQUEST FROM CARLSON, BRIGANCE & DOERING, THE AGENT FOR THE OWNER OF APPROXIMATELY 16.058 ACRES OF LAND LOCATED SOUTH OF TOMICHI TRAIL AND EAST OF ROUGH HOLLOW ELEMENTARY SCHOOL FOR ANNEXATION INTO THE CITY LIMITS.**

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

**10 ZONING: TOMICHI TRAIL. CONSIDER A REQUEST FROM CARLSON, BRIGANCE & DOERING, THE AGENT FOR THE OWNER OF APPROXIMATELY 16.058 ACRES OF LAND LOCATED SOUTH OF TOMICHI TRAIL AND EAST OF ROUGH HOLLOW ELEMENTARY SCHOOL FOR ANNEXATION INTO THE CITY LIMITS WITH SINGLE FAMILY RESIDENTIAL (R-1) ZONING.**

- Staff report and presentation

- Public Hearing
- Recommendation to City Council

**11 SPECIAL USE PERMIT – SHORT TERM RENTAL. CONSIDER A REQUEST FROM M2 INVESTMENT PROPERTIES, LLC, THE OWNER OF 123 MARINA VILLAGE COVE, FOR APPROVAL OF A SPECIAL USE PERMIT FOR A SHORT TERM RENTAL AT THIS LOCATION.**

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

**12 SPECIAL USE PERMIT – CONSTRUCTION AND OPERATION OF HANGARS: 115 FLYING SCOT. DISCUSS A REQUEST FROM CARLSON, BRIGANCE & DOERING, LLC, ON BEHALF OF MIKE TORBETT, THE LAKEWAY AIRPARK REPRESENTATIVE, OF APPROXIMATELY .5 ACRES OF LAND LOCATED AT 115 FLYING SCOT (LOT 1 LAKEWAY AIRPARK SUB. ABS 2099, SUR 46 CEPI&M CO. ACR.027), FOR APPROVAL OF A SPECIAL USE PERMIT TO ADD AND OPERATE TWO PERSONAL HANGARS.**

- Staff report and presentation
- Public Hearing
- Discussion to bring back to ZAPCO

**13 ORDINANCE AMENDMENT: HOME OCCUPATION. CONSIDER AN AMENDMENT TO THE LAKEWAY MUNICIPAL CODE OF ORDINANCES ARTICLE 30.05 SPECIAL USE PERMITS TO INCLUDE SECTIONS 30.05.002 (SPECIAL USE PERMITS), 30.05.003 (GENERAL CRITERIA APPLICABLE TO ALL SPECIAL USES), AND 30.05.004 (CRITERIA APPLICABLE TO INDIVIDUAL HOME OCCUPATION PERMITS).**

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

**14 WORKSHOP. A WORKSHOP TO DISCUSS ACCESSORY DWELLING UNITS.**

- Presentation by Charlie Sullivan, AICP, Senior Planner
- No action will be taken

**15 WORKSHOP. A WORKSHOP TO DISCUSS THE SHOT CLOCK**

- Presentation by Charlie Sullivan, AICP, Senior Planner
- No action will be taken

16 ADJOURN.

ATTEST: Attested to this the 28<sup>th</sup> day of April, 2022.

  
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Erin Carr, Building and Development Services Director

CERTIFICATE: I certify that the above notice of Meeting was posted on the bulletin board of the Lakeway City Hall on this the 28<sup>th</sup> day of April, 2022.

  
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Sally Buckovinsky, Building and Development Services Plans Examiner III

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 512-314-7506 AT LEAST 48 HOURS IN ADVANCE OF THE MEETING. THANK YOU.

The Zoning and Planning Commission may adjourn into Executive Session at any time during the course of this meeting to discuss any matters listed on the agenda, as authorized by the Texas Government Code including, but not limited to, Sections: 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551.087 (Economic Development), 418.183 (Deliberations about Homeland Security Issues) and as authorized by the Texas Tax Code including, but not limited to, Section 321.3022 (Sales Tax Information).

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.