

CITY OF KYLE

Planning & Zoning Commission Meeting
Kyle City Hall
100 W. Center Street



Notice is hereby given that the Planning and Zoning Commission of the City of Kyle, Texas will meet at 6:30 PM on June 10, 2014, at Kyle City Hall 100 W. Center St in the Minerva Falcon Room for the purpose of discussing the following agenda.

NOTE: There may be a quorum of the City Council of Kyle, Texas present at the meeting who may participate in the discussion. No official action will be taken by the City Council members in attendance.

Posted this the 6th day of June prior to 6:30 PM.

1. Call Meeting to Order
2. Roll Call
3. Citizen Comments
4. **CONSENT AGENDA:**

A. Great Hills Section 5 (FP-14-007)

26.1 acres; 55 Single Family Lots

Located off of High Road and Extension of Railyard Drive

Owner: Donald Dempsey – Aus-Tex Parts & Service Ltd.

Agent: Chase Baromeo, Jr., P.E., LS, F.ASCE

(Note: Statutory Disapproval (Note: In accordance with the statutory requirements of the Texas Local Government Code reflected in Sections 12.03.001, 12.05.004, 12.06.04 the above applications are recommended for statutory disapproval in order to allow the City to process the application. These applications will continue through the review process without bias and will be placed on the agenda in a timely manner once the review process is complete. Statutory disapproval in order to meet statutory requirements under these sections shall not bias future consideration of this application by the Planning and Zoning Commission).

B. Hometown Kyle Phase 4 Section 3 (FP-14-008)

8.942 acres; 35 Single Family Lots

Location: Old Stagecoach Road – Extension of Desert Rose Drive

Owner: Ryland Homes of Texas

Agent: Garrett-Ihnen Civil Engineers

(Note: Statutory Disapproval (Note: In accordance with the statutory requirements of the Texas Local Government Code reflected in Sections 12.03.001, 12.05.004, 12.06.04 the above applications are recommended for statutory

disapproval in order to allow the City to process the application. These applications will continue through the review process without bias and will be placed on the agenda in a timely manner once the review process is complete. Statutory disapproval in order to meet statutory requirements under these sections shall not bias future consideration of this application by the Planning and Zoning Commission).

C. The Trails at Plum Creek – Site Plan (SD-13-020)

12.18 acres; 1 Lot

Located at 4300 Cromwell Drive

Owner: Madrone Ventures, LLC.

Agent: Hanrahan Pritchard Engineering, Inc.

5. **ZONING:**

A. Consider a request by Paris Badii to rezone approximately 0.132 acres from 'R-1' Single Family to 'R-1-T' Residential Townhome on property located at 112 W. Austin Street. (Z-14-013)

- **Public Hearing**
- **Recommendation to City Council**

B. Consider a request by Arthur Jr. & Sylvia Sedillo to rezone approximately 6.03 acres from 'RS' Retail Service District to 'R-3-2' Multi-Family Residential 2 on property located at 210 Goforth Road. (Z-14-012)

- **Public Hearing**
- **Recommendation to City Council**

C. Consider a request by Jo Rule to rezone approximately 3.97 acres from 'RS' Retail Service District to 'R-3-2' Multi-Family Residential 2 on property located at 200 Goforth Road. (Z-14-014)

- **Public Hearing**
- **Recommendation to City Council**

6. **WORKSHOP DISCUSSION:**

A. Review and discuss the research on landscape variance requests and discuss revisions to the landscape ordinance.

7. **STAFF REPORT**

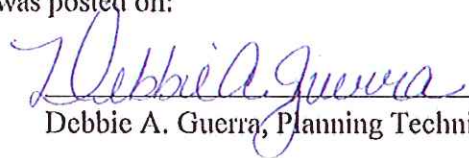
8. **ADJOURNED**

*Per Texas Attorney General Opinion No. JC-0169; Open Meeting & Agenda Requirements, Dated January 24, 2000: The permissible responses to a general member communication at the meeting are limited by 551.042, as follows: "SEC.551.042. Inquiry Made at Meeting. (a) If, at a meeting of a government body, a member of the public or of the governmental body inquires about a subject for which notice has not been given as required by the subchapter, the notice

provisions of this subchapter, do not apply to:(1) a statement of specific factual information given in response to the inquiry; or (2) a recitation of existing policy in response to the inquiry.
(b) Any deliberation of or decision about the subject of the inquiry shall be limited to a proposal to place the subject on the agenda for a subsequent meeting.

Certificate

I certify that the above notice of the Planning and Zoning Commission Meeting of the City of Kyle, Texas was posted on the bulletin board of the City of Kyle City Hall, 100 W. Center St, Kyle, Texas. This notice was posted on:


Debbie A. Guerra, Planning Technician


(Date)