

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 September 23, 2014, at Kyle City Hall 100 W. Center Street 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 19th day of September prior to 6:30 PM.

1. CALL MEETING TO ORDER

2. ROLL CALL

3. CITIZEN COMMENTS

4. MINUTES – Planning and Zoning Commission Meeting – July 22, 2014.

5. PRESENTATION

A. Recognition of Shane Arabie for years of service to the Planning and Zoning Commission.

6. CONSENT

A. Amended Plat of Lot 24 & 28 Block C of Kensington Trails Section 3A, Establishing Lots 24A & 28A (AFP-14-005)

0.41 acres; 2 Lots

Located off of Buckingham Drive

Owner: Castlerock Communities, LLP

Agent: Dorothy Taylor, Tri-Tech Surveying Co., L.P.

B. Hays Commerce Center -- Preliminary Plan (PP-14-001)

108.049 acres; 24 Lots

Located northwest of the intersection of Kyle Crossing & the southbound frontage road of IH-35

Owner: RR HPI, LP

Agent: Ron Pritchard and/or William Faust

7. CONSIDER AND POSSIBLE ACTION

A. Consider a request by James Rios for an amendment to the City of Kyle Zoning Ordinance, Section 53-1230, land use table to allow "Dance Hall" within the CBD-2 zoning district.

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

B. Amendment to the Code of Ordinances, Chapter 53 (Zoning) Article 1 (In General) Section 53-5 (Definitions) by adding definitions for "Front Property Line", "Front Wall" and "Wall".

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

8. CONDITIONAL USE PERMIT/OVERLAY DISTRICT

A. Consider a request by James Rios (Desperados) for a Conditional Use Permit for an existing building on property located at 110 W. Center Street. (CUP-14-020)

- **Public Hearing**

9. DISCUSSION ITEM

A. Discussion regarding a proposed revision to the Zoning Overlay Districts.

10. STAFF REPORT

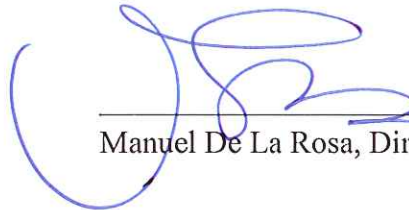
- A. Update on KB Home front wall elevations.
- B. Update on the landscaping and screening requirements.
- C. Update on amending the overlay districts.

11. 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:



Manuel De La Rosa, Director of Planning

9/19/14

(Date)