

CITY OF KYLE

Planning & Zoning Commission Regular 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 January 26, 2016, 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 22nd day of January prior to 6:30 PM.

1. CALL MEETING TO ORDER

2. ROLL CALL

3. CITIZEN COMMENTS

4. CONSENT

- A. Replat of Lot 1B of the SCC Bunton Creek Subd., Replat of Lot 6A, Block A (SFP-16-001)
7.6144 acres; 2 Commercial Lots and extension of Seton Parkway
Located off of Kyle Parkway and Seton Parkway
Owner: SCC Kyle Partners, Ltd.
Agent: Jeff Shindler, P.E., Texas Design Interest, LLC.
Staff Proposal to P&Z: Statutorily Disapprove to meet the 30 day requirement.

5. CONSIDER AND POSSIBLE ACTION

- A. Consider a request for a conditional use permit (Sonic Drive In) to construct a 1,411 square foot building located within the IH-35 overlay district (CUP-15-012)

- B. Consider a request for a conditional use permit (Kyle Chapman Motor Sales) to construct a 4,950 square foot building located within the IH-35 overlay district. (CUP-16-001)
- C. Consider a request by Noe and Maria Briseno (114-A and 114-B Sunrise Circle) on a proposed variance request to Chapter 41 (Subdivision) Section 82 (Rural Subdivision Standards (e) (2) of the City of Kyle Code of Ordinances, which states all lots in rural subdivisions shall have a minimum width at the front property line of 130 feet.

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

- D. Consider a request by Sylvia Vera on a proposed variance request to Chapter 41 (Subdivision) Section 82 (Rural Subdivision Standards (e) (2) of the City of Kyle Code of Ordinances, which states all lots in rural subdivisions shall have a minimum width at the front property line of 130 feet for property located at the south west corner of 2001 and Rolling Hills Drive.

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

6. ZONING

- A. Consider a request by PGI Investment, LLC. to assign original zoning to approximately 47.74 acres of land from Agriculture "AG" to Warehouse District "W" on property located at 24800 IH-35. (Z-15-021)

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

7. GENERAL DISCUSSION

- A. Discussion only regarding Planning and Zoning Commission requests for future agenda items.

8. STAFF REPORT

9. ADJOURN

*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 Regular 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:


Howard J. Koontz, AICP
Director of Planning and Community Development


Date