



**AGENDA
PLANNING & ZONING COMMISSION MEETING
CITY OF LEANDER, TEXAS**

Pat Bryson Municipal Hall
201 North Brushy Street - Leander, Texas
Thursday, May 8, 2025
Regular Meeting at 6:00 PM



**Place 1 – Donnie Mahan
Place 2 – Joseph Morales
Place 3 – Vacant
Place 4 – Tara LeDay**

**Place 5 – James Oliver, Chair
Place 6 – Laura Lantrip
Place 7 – Scott Calame, Vice-Chair
Staff Liaison – Robin Griffin**

The meeting will also be live-streamed at the following link: <https://www.leandertx.gov/video>.

REGULAR MEETING

1. Call to Order.
2. Roll Call.
3. Swearing in of Planning & Zoning Commissioner Karen Lewis.
4. Director's report to the Planning & Zoning Commission on action taken by City Council on the May 1, 2025 meeting.
5. Review of meeting protocol.
6. Public comments on items not listed in the agenda.

Public comments on items listed in the agenda will be heard at the time each item is discussed.

[All comments are limited to no more than 3 minutes (6 minutes if translation is needed) per individual.]

CONSENT AGENDA: ACTION

7. Approval of the minutes for meeting held on April 24, 2025.
8. Approval of the extension of the application expiration for Subdivision Case FP-23-0081 Gabriels Horn Development; more particularly described by Williamson Central Appraisal District Parcels R473804, R500871, R022218, and R500872, generally located northwest of the intersection of Ronald W. Reagan Boulevard and Gabriels Horn Road, Leander, Williamson County, Texas.
9. Approval of the extension of the completion of Subdivision Case PICP-22-0008 regarding the water and wastewater improvements along 3219 N. Lakeline Boulevard, more particularly described by Williamson County, Texas.
10. Approval of the extension of the application expiration for Subdivision Case PICP-22-0020 Northline Block O Construction Plans; more particularly described by Williamson Central Appraisal District

Parcels R517094 and R031604, generally located southwest of the intersection of Main Street and William Parker Street, Leander, Williamson County, Texas.

11. Approval of the extension of the application expiration for Subdivision Case PICIP-23-0079 regarding Gabriels Horn Development on three (3) parcels of land 16.372 acres $\pm$ in size, more particularly described by Williamson County Appraisal District Parcels R473804, R500871, R022218, and R500872; generally located Williamson, Leander, Williamson County, Texas.

PUBLIC HEARING: ACTION

12. Conduct a Public Hearing regarding Special Use Case Z-25-0165 to consider action on a Special Use Permit to allow for a smoke shop on one (1) parcel of land approximately 0.155 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R036105; and commonly known as 106 W. Willis Street, Leander, Williamson County, Texas. Applicant/Agent: Paradox 2025, LLC. (Sayed Khalid Sadat) on behalf of Krasniqi Real Estate Holdings, LLC. (Taulant Krasniqi).
 - Discuss and consider action regarding Zoning Case Z-25-0165 as described above.
 - a. Staff Presentation
 - b. Applicant Presentation
 - c. Open Public Hearing
 - d. Close Public Hearing
 - e. Discussion
 - f. Consider Action
13. Conduct a Public Hearing and consider action regarding Ordinance Case OR-25-0030 to amend the Composite Zoning Ordinance to adopt standards and a permitting process associated with micro-trenching, and to provide for related matters; Williamson & Travis Counties, Texas.
 - Discuss and consider action regarding Ordinance Case OR-25-0030 as described above.
 - a. Staff Presentation
 - b. Applicant Presentation
 - c. Open Public Hearing
 - d. Close Public Hearing
 - e. Discussion
 - f. Consider Action

REGULAR AGENDA

14. Discuss and consider action on Tree Removal Case TRP-25-0036 regarding the removal of six (6) Significant Trees associated with the Techtown Office Warehouse Site Development Project (SD-24-0250), commonly known as 2901 Hero Way, Leander, Williamson County, Texas.
 - a. Staff Presentation
 - b. Applicant Presentation
 - c. Discussion
 - d. Consider Action
15. Adjournment

CERTIFICATION

The City of Leander is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call the City Secretary at (512) 528-2743 for information. Hearing impaired or speech disabled persons equipped with telecommunication devices for the deaf may call (512) 528-2800. I certify that the above agenda for this meeting of the Planning and Zoning Commission of the City of Leander, Texas, was posted on the bulletin board at City Hall in Leander, Texas, on the 2nd day of May 2025 by 5:00 p.m. pursuant to Chapter 551 of the Texas Government Code.

Veronica Jua

Veronica Tovar, Secretary