



**MINUTES
PLANNING & ZONING COMMISSION
CITY OF LEANDER, TEXAS**

Pat Bryson Municipal Hall
201 North Brushy Street - Leander, Texas

January 12, 2023 at 7:00 PM



Place 1 – Donnie Mahan, *Vice Chair*
Place 2 – John Cosgrove, *Chair*
Place 3 – Ron May
Place 4 – Deirdre Moss

Place 5 – James Oliver
Place 6 – Laura Lantrip
Place 7 – Rick Carpenter

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

1. Call to Order at 7:00 p.m.
2. Roll Call
All commissioners were present.
3. Election of Chairman.
 - A. Nomination for position of Chairman.
 - B. Discussion of Nominees.
 - C. Election of Chairman.

Motion made by Chair Cosgrove to nominate Vice Chair Mahan for Chairman, seconded by Commissioner Oliver.

4 - 3 Passed

Motion made by Commissioner Carpenter to nominate Commissioner Lantrip, seconded by Commissioner Moss.

3 - 4 Failed

4. Director's report to the Planning & Zoning Commission on actions taken by the City Council at the January 5, 2023 meeting.
5. Review of meeting protocol.
6. Citizen Comments: Three (3) minutes allowed per speaker.
[Please turn in speaker request form before the meeting begins.]

CONSENT AGENDA: ACTION

7. Approval of Subdivision Case PP-22-0008 regarding Messina Office and Retail Preliminary Plat on one parcel of land approximately 15.4 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R462742; generally approximately 1,700 feet to the north of the intersection of San Gabriel Pkwy and 183A Toll Road on the east side of 183A Toll Road, Leander, Williamson County, Texas.
8. Approval of Subdivision Case FP-21-0013 regarding Travisso, Phase 4, Section 6A Final Plat on a portion of one parcel of land approximately 47.137 acres $\pm$ in size, more particularly described by Travis Central Appraisal District Parcel 353024; generally located to the west of the intersection of Travisso Pkwy and Alasio Drive, Leander, Travis County, Texas.
9. Approval of Minutes.

Motion made by Commissioner Carpenter to approve the consent agenda items 7 through 9, seconded by Commissioner May.

7 - 0 Passed

PUBLIC HEARING: ACTION

10. Conduct a Public Hearing and consider action regarding Comprehensive Plan Case CPA-22-0005 to amend the Transportation Master Plan to remove the proposed collector roadway located to the south of the terminus of Republic Trails and to the west of Ronald W Reagan Blvd, Leander, Williamson County, Texas. Discuss and consider action regarding Comprehensive Plan Case CPA-22-0005 as described above.

Motion made by Commissioner John Cosgrove, seconded by Commissioner Ron May to approve the Comprehensive Plan Amendment.

AYE: Commissioner John Cosgrove, Commissioner Deirdre Moss, Commissioner Laura Lantrip, Commissioner Rick Carpenter, Commissioner James Oliver, Commissioner Ron May, Chair Donnie Mahan

7 - 0 Passed

11. Conduct a Public Hearing and consider action regarding Zoning Case Z-22-0018 to amend the current zoning of Interim SFR-1-B (Single-Family Rural) to adopt the Winding Oak PUD (Planned Unit Development) with the base zoning districts of SFT-2-A (Single-Family Townhouse) and GC-2-A (General Commercial) and Subdivision Case CP-22-0010 to adopt the Winding Oak Concept Plan on two parcel of land approximately 12 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcels R430300 and R538852; and commonly known as 100 Winding Oak Drive, Williamson County, Texas
 - Discuss and consider action regarding Zoning Case Z-22-0018 as described above.
 - Discuss and consider action regarding Subdivision Case CP-22-0010 as described above.

Melissa Farnsley, Shane Painter, David Slack, Steve Oberg spoke against.

Sanket Sirsikar did not wish to speak but was against.

No one was for this item.

Motion made by Chair Donnie Mahan, seconded by Commissioner Ron May to deny the zoning request.

AYE: Commissioner John Cosgrove, Commissioner Deirdre Moss, Commissioner Laura Lantrip, Commissioner Rick Carpenter, Chair Donnie Mahan, Commissioner James Oliver, Commissioner Ron May

7 - 0 Passed

12. Conduct a Public Hearing and consider action regarding Zoning Case Z-22-0021 to amend the current zoning of Interim SFR-1-B (Single-Family Rural) to adopt the Bar W Ranch East Commercial PUD (Planned Unit Development) with the base zoning districts of SFT-2-A (Single-Family Townhouse), MF-2-A (Multi-Family), and GC-2-A (General Commercial) on one parcel of land approximately 51.426 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R021711; and generally located to the southeast of the intersection of Kauffman Loop and Ronald W Reagan Blvd., Leander, Williamson County, Texas.
- Discuss and consider action regarding Zoning Case Z-22-0021 as described above.

Melissa Farnley spoke against.

Motion made by Commissioner John Cosgrove, seconded by Commissioner James Oliver to approve the Zoning case with the following conditions:

1. Update the driveway request to only request driveways that line up with the two HEB driveways.
2. Reduce the residential height maximum to 55 feet.

AYE: Commissioner John Cosgrove, Commissioner Deirdre Moss, Commissioner Laura Lantrip, Commissioner Rick Carpenter, Commissioner James Oliver, Commissioner Ron May, Chair Donnie Mahan

7 - 0 Passed

REGULAR AGENDA

13. Discuss and consider action on Tree Removal Case 22-TRP-0007 regarding removal of a Significant and Heritage Trees associated with the Hero Way Substation Site Development Project located at 13151 Hero Way West, Leander, Williamson County, Texas.

Motion made by Commissioner Laura Lantrip, seconded by Commissioner James Oliver to approve the Tree Removal Permit.

AYE: Commissioner John Cosgrove, Commissioner Deirdre Moss, Commissioner Laura Lantrip, Commissioner Rick Carpenter, Commissioner James Oliver, Commissioner Ron May, Chair Donnie Mahan

7 - 0 Passed

14. Discuss and consider action on Tree Removal Case TRP-22-0009 regarding removal of two Significant Trees associated with the 3219 Lakeline Boulevard Site Development Project located at 3219 North Lakeline Blvd., Leander, Williamson County, Texas.

Motion made by Commissioner John Cosgrove, seconded by Commissioner Deirdre Moss to approve the Tree Removal Permit.

AYE: Commissioner John Cosgrove, Commissioner Deirdre Moss, Commissioner Laura Lantrip, Commissioner Rick Carpenter, Commissioner James Oliver, Commissioner Ron May, Chair Donnie Mahan

7 - 0 Passed

15. Discuss and consider action regarding a change to the start time for the Planning & Zoning Commission meeting; Williamson & Travis Counties, Texas.

Motion made by Commissioner John Cosgrove, seconded by Commissioner Laura Lantrip to approve the time change for the Planning & Zoning Meetings from 7:00 p.m. to 6:00 p.m.

AYE: Commissioner John Cosgrove, Commissioner Deirdre Moss, Commissioner Laura Lantrip, Commissioner Rick Carpenter, Commissioner James Oliver, Commissioner Ron May, Chair Donnie Mahan

7 - 0 Passed

16. Adjournment at 9:18 p.m.

APPROVED:



CHAIRMAN MAHAN

ATTEST:



ELLEN COUFAL

SR. PLANNING & ZONING COMMISSION SECRETARY