

**NOTICE IS HEREBY GIVEN THAT THE
ZONING AND PLANNING COMMISSION OF THE
CITY OF LAKEWAY, TRAVIS COUNTY, TEXAS WILL
MEET IN REGULAR SESSION ON WEDNESDAY,
AUGUST 7, 2013, AT 9:10 AM IN THE CITY HALL,
1102 LOHMANS CROSSING ROAD, CITY OF LAKEWAY**

AGENDA

- 1) **Call to Order:** Dwight Haley, Chair.

CONSENT AGENDA - *All matters listed under the Consent Agenda are considered to be routine by the Zoning & Planning Commission (Commission) and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda by action of the Commission and will be considered separately.*

- 2) **Approval of Minutes:** Wednesday, July 3, 2013, Regular.
- 3) **Permanent Sign: Tuscan Village.** Consider a request from JH Tuscan Village, LP, the owner of approximately 42.6 acres of land located at 111 Medici Avenue, for approval of a permanent freestanding sign.
- Staff report and presentation
 - Public Hearing
 - Determination

REGULAR AGENDA

- 4) **Annexation: Highlands Phase 1 Section 7B.** Consider a request from Las Ventanas Land Partners, Ltd., the owner of approximately 22.7 acres of land located north of Highlands Boulevard and east of Peninsula Way, for annexation of the subject property.
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council
- 5) **Zoning Request: Lakeway Highlands Phase 1 Section 7B R-3 Tract.** Consider a request from Las Ventanas Land Partners, Ltd., the owner of approximately 22.7 acres of land located north of Highlands Boulevard and east of Peninsula Way, for approval of R-3 Single-Family Residential zoning of the subject property.
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council

- 6) **Final Plat: Highlands Phase 1 Section 7B.** Consider a request from Las Ventanas Land Partners, Ltd., the owner of approximately 22.7 acres of land located north of Highlands Boulevard and east of Peninsula Way, for approval of a final plat of the subject property.
 - Staff report and presentation
 - Public Hearing
 - Recommendation to City Council

- 7) **Annexation: Highlands Phase 1 Section 8.** Consider a request from Las Ventanas Land Partners, Ltd., the owner of approximately 125.4 acres of land located north of Highlands Boulevard and west of Peninsula Way, for annexation of the subject property.
 - Staff report and presentation
 - Public Hearing
 - Recommendation to City Council

- 8) **Zoning Request: Lakeway Highlands Phase 1 Section 8 R-1 Tract.** Consider a request from Las Ventanas Land Partners, Ltd., the owner of approximately 107.6 acres of land located north of Highlands Boulevard and west of Peninsula Way, for approval of R-1 Single-Family Residential zoning of the subject property.
 - Staff report and presentation
 - Public Hearing
 - Determination

- 9) **Zoning Request: Lakeway Highlands Phase 1 Section 8 GB Tract.** Consider a request from Las Ventanas Land Partners, Ltd., the owner of approximately 17.8 acres of land located north of Highlands Boulevard and west of Peninsula Way, for approval of GB Greenbelt zoning of the subject property.
 - Staff report and presentation
 - Public Hearing
 - Determination

- 10) **Annexation: Highlands Phase 2 Section 3.** Consider a request from Las Ventanas Land Partners, Ltd., the owner of approximately 11.6 acres of land located east of Highlands Boulevard between Peninsula Way and Bee Creek Road, for annexation of the subject property.
 - Staff report and presentation
 - Public Hearing
 - Recommendation to City Council

- 11) Zoning Request: Lakeway Highlands Phase 2 Section 3 R-3 Tract.** Consider a request from Las Ventanas Land Partners, Ltd., the owner of approximately 11.6 acres of land located east of Highlands Boulevard between Peninsula Way and Bee Creek Road, for approval of R-3 Single-Family Residential zoning of the subject property.
- Staff report and presentation
 - Public Hearing
 - Determination
- 12) PUD Amendment: Tuscan Village.** Consider a request from JH Tuscan Village, LP, the owner of approximately 42.6 acres of land located at 111 Medici Avenue, for approval of an amendment to the Planned Unit Development (PUD) Ordinance, Ordinance No. 2004-07-19-1, striking the two-story restriction while maintaining building heights.
- Staff report and presentation
 - Consideration of this item was postponed at the July 3, 2013, regularly scheduled meeting of the Commission.
 - The applicant requests that consideration of this item be postponed until the September 4, 2013, regularly scheduled meeting of the Commission.
 - Public Hearing
 - Recommendation to City Council
- 13) Special Use Permit: Medical Office.** Consider a request from Lakeway Dermatology, the owner of approximately 1.0 acre of land located at 6 Lakeway Center Court, for approval of special use permit for medical offices.
- Staff report and presentation
 - Public Hearing
 - Determination
- 14) Special Use Permit: Auto Showroom.** Consider a request from BZ Motors, agent for the owner of approximately 0.8 acres of land located at 1009 Ranch Road 620 North, for approval of a special use permit for auto showroom.
- Staff report and presentation
 - Public Hearing
 - Determination
- 15) Final Plat: Serene Hills Phase 3WA.** Consider a request from Serene Hills, Ltd., the owners of approximately 62.1 acres of land located west of the intersection of Serene Hills Drive and Serene Estates Drive, for approval of a final plat of the subject property.
- Staff report and presentation
 - Public Hearing
 - Recommendation to City Council

16) Final Plat: Serene Hills Phase 3WB. Consider a request from Serene Hills, Ltd., the owners of approximately 20.1 acres of land located west of the intersection of Serene Hills Drive and Sweet Grass Lane, for approval of a final plat of the subject property.

- Staff report and presentation
- Public Hearing
- Recommendation to City Council

17) Code Amendment: Signs. Consider an amendment to Section 26.03.001, Lakeway Code of Ordinances, pertaining to sign colors.

- Staff report and presentation
 - *Staff requests that consideration of this item be postponed until the September 4, 2013, regularly scheduled meeting of the Commission.*
- Public Hearing
- Recommendation to City Council

18) Code Amendment: Signs. Consider an amendment to subsection 26.04.003(j), Lakeway Code of Ordinances, pertaining to electronic public information signs.

- Staff report and presentation
 - *Staff requests that consideration of this item be postponed until the September 4, 2013, regularly scheduled meeting of the Commission.*
- Public Hearing
- Recommendation to City Council

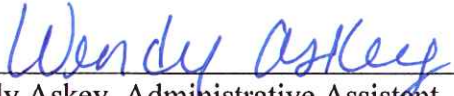
19) Adjourn.

ATTEST: Attested to this the 2nd day of August, 2013.



Troy Anderson, Manager, BDS

CERTIFICATE: I certify that the above notice of Meeting was posted on the bulletin board of the Lakeway City Hall on this the 2 day of August, 2013.



Wendy Askey, Administrative Assistant

THE CITY OF LAKEWAY ZONING AND PLANNING COMMISSION MEETINGS ARE AVAILABLE TO ALL PERSONS REGARDLESS OF DISABILITY. IF YOU REQUIRE SPECIAL ASSISTANCE, PLEASE CONTACT THE CITY SECRETARY AT 314-7506 AT LEAST 48 HOURS IN ADVANCE OF THE MEETING. THANK YOU.

The Zoning and Planning Commission may go into closed session at any time when permitted by Chapters 418 or 551, Texas Government Code or Section 321.3022 of the Texas Tax Code. Before going into closed session a quorum of the Zoning and Planning Commission must be assembled in the meeting room, the meeting must be convened as an open meeting pursuant to proper notice, and the presiding officer must announce that a closed session will be held and must identify the sections of Chapter 551 or 418, Texas Government Code, or Section 321.3022 of the Texas Tax Code authorizing the closed session.

A quorum of the Lakeway City Councilmembers may attend this meeting and may discuss the items posted on this agenda.