



City of Round Rock

Meeting Minutes - Draft

Planning and Zoning Commission

Wednesday, September 6, 2023

A. CALL MEETING TO ORDER

The Planning & Zoning Commission for the City of Round Rock met on Wednesday, September 6, 2023, in the City Council Chambers, located at 221 E. Main Street, Round Rock. Chairman Wendt called the meeting to order at 7:11 PM.

B. ROLL CALL

Present 8 - Chairman Rob Wendt
Vice Chair J. Hollis Bone
Commissioner Aaron Dominguez
Commissioner Paul Emerson
Commissioner Jennifer Henderson
Commissioner Scott Huckabay
Commissioner Wallis Meshier
Commissioner Richard Pumphrey

Absent 1 - Alternate Vice Chair Casey Clawson

C. PLEDGES OF ALLEGIANCE

*Chairman Wendt led the following Pledges of Allegiance:
United States
Texas*

D. CITIZEN COMMUNICATION

There were no citizens wishing to speak at this meeting.

E. CONSENT AGENDA:

A motion was made by Commissioner Henderson, seconded by Commissioner Huckabay, to approve the Consent Agenda. The motion passed by the following vote:

Aye: 8 - Chairman Wendt
 Vice Chair Bone
 Commissioner Dominguez
 Commissioner Emerson
 Commissioner Henderson
 Commissioner Huckabay
 Commissioner Meshier
 Commissioner Pumphrey

Nay: 0

Absent: 1 - Alternate Vice Chair Clawson

- E.1** Consider approval of the minutes for the August 16, 2023, Planning and Zoning Commission meeting.
- E.2** Consider a 30-day extension request for the replat of 9.73 acres of Lot 1a & 2a, Block A, YMCA of Greater Williamson County Round Rock Branch: A Final Plat of 3.209 acres and a Replat of Lot 2 Sweetbriar II Addition and Clearwater Subdivision; and Lot 2, correction to Amended Plat of Sirloin Stockade Subdivision; and YMCA of Greater Williamson County, generally located west of N Mays St and north of W Bowman Dr. Case No. FP2301-003
- E.3** Consider a 30-day extension request for the NEC US 79 and CR 110 Subdivision Final Plat, generally located north of US 79 and east of CR 110. Case No. FP2303-002
- E.4** Consider a 30-day extension request for the Settlers Park Junction Preliminary Plat, generally located south of CR 122 and west of CR 110. Case No. PP23-000004
- E.5** Consider a 30-day extension request for the Settlers Park Junction Final Plat, generally located south of CR 122 and west of CR 110. Case No. FP23-000004
- E.6** Consider a 30-day extension request for the Sunrise Luxury Living Preliminary Plat, generally located on the west side of Sunrise Rd and south of Luther Peterson Pl. Case No. FP23-000005
- E.7** Consider a 30-day extension request for the Switch Round Rock Preliminary Plat, generally located west of S A.W. Grimes and north of Louis Henna Blvd. Case No. PP23-000007

- F. PLATTING:**
- F.1** Consider approval of the Cade Lake Section 1 Preliminary Plat, generally located east of Warner Ranch Dr and south of S A.W. Grimes Blvd. Case No. PP23-000008

Cait Reeves, Principal Planner, made the staff presentation. The applicant was available to answer questions.

A motion was made by Commissioner Henderson, seconded by Commissioner Meshier, to approve the Final Plat including conditions. The motion passed by the following vote:

Aye: 8 - Chairman Wendt
 Vice Chair Bone
 Commissioner Dominguez
 Commissioner Emerson
 Commissioner Henderson
 Commissioner Huckabay
 Commissioner Meshier
 Commissioner Pumphrey

Nay: 0

Absent: 1 - Alternate Vice Chair Clawson

G. CODE AMENDMENTS

G.1 Consider public testimony and a recommendation regarding proposed amendments to the Code of Ordinances City of Round Rock, Texas, 2018, Part III - Zoning and Development Code, Chapter 4, Article I, Sec. 4-9. - Permit Issuance. Regarding plat exemptions for certain single-family building permits.

*Matt Johnson, Senior Planner, made the staff presentation.
 Chairman Wendt opened the hearing for public testimony.
 There being none, the public hearing was closed.*

A motion was made by Commissioner Henderson, seconded by Commissioner Huckabay, to recommend for City Council approval. The motion passed by the following vote:

Aye: 8 - Chairman Wendt
 Vice Chair Bone
 Commissioner Dominguez
 Commissioner Emerson
 Commissioner Henderson
 Commissioner Huckabay
 Commissioner Meshier
 Commissioner Pumphrey

Nay: 0

Absent: 1 - Alternate Vice Chair Clawson

G.2 Consider public testimony and a recommendation regarding proposed amendments to the Code of Ordinances City of Round Rock, Texas, 2018, Part III - Zoning and Development Code, Chapter 2, Article VIII, Sec. 2-91- Supplementary Use Standards. Regarding location requirements for tattoo parlors.

*Matt Johnson, Senior Planner, made the staff presentation.
 Chairman Wendt opened the hearing for public testimony.
 There being none, the public hearing was closed.*

A motion was made by Vice Chair Bone, seconded by Commissioner Pumphrey, to recommend for City Council approval. The motion passed by the following vote:

Aye: 8 - Chairman Wendt
Vice Chair Bone
Commissioner Dominguez
Commissioner Emerson
Commissioner Henderson
Commissioner Huckabay
Commissioner Meshier
Commissioner Pumphrey

Nay: 0

Absent: 1 - Alternate Vice Chair Clawson

H. PRESENTATION AND STAFF REPORT:

H.1 Consider a presentation from the Transportation Department regarding the proposed Transportation Master Plan.

Brian Kuhn, Transportation Department Assistant Director, introduced Jake Gutekunst, Consultant from Kimley-Horn, who made the presentation. Brian and Jake were available to answer questions.

H.2 Consider an update regarding Council actions related to Planning and Zoning items.

No report was given at this meeting.

I. ADJOURNMENT

*There being no further business, Chairman Wendt adjourned the meeting at 8:03 PM.
Respectfully Submitted,*

Cecilia Chapa, Planning & Zoning Commission Liaison