



City of Round Rock

Meeting Minutes - Draft

Planning and Zoning Commission

Wednesday, December 4, 2024

A. CALL MEETING TO ORDER

The Planning & Zoning Commission for the City of Round Rock met on Wednesday, December 4, 2024, in the City Council Chambers, located at 221 E. Main Street, Round Rock. Chairman Clawson called the meeting to order at 6:00 PM.

B. ROLL CALL

Present 8 - Chairman Casey Clawson
Vice Chair J. Hollis Bone
Commissioner Paul Emerson
Commissioner Scott Huckabay
Commissioner Amir Memic
Commissioner Wallis Meshier
Commissioner Richard Pumphrey
Chairman Rob Wendt

Absent 1 - Alternate Vice Chair Aaron Dominguez

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. APPROVAL OF MINUTES:

E.1 Consider approval of the minutes for the November 20, 2024, Planning and Zoning Commission meeting.

A motion was made by Commissioner Wendt, seconded by Commissioner Pumphrey, to approve the minutes. The motion passed by the following vote:

Aye: 8 - Chairman Clawson
Vice Chair Bone
Commissioner Emerson
Commissioner Huckabay
Commissioner Memic
Commissioner Meshier
Commissioner Pumphrey
Chairman Wendt

Nay: 0

Absent: 1 - Alternate Vice Chair Dominguez

F. ZONING:

F.1 Consider public testimony concerning the request filed by property Owner, Milestone Community Builders et al, for the original zoning of approximately 55.77 acres to the SF-3 (Single-Family - Mixed Lot) district, generally located east of Wyoming Springs Dr and southeast of Creek Bend Blvd. Case No. ZON24-00009

Alice Guajardo, Senior Planner, made the staff presentation. The applicant was available to answer questions.

Chair Clawson opened the hearing for public testimony.

The following citizens spoke during the public hearing regarding the zoning:

1) Jason Gill, 2015 Sam Bass Rd, Round Rock, TX 78681

There being no further testimony, the public hearing was closed.

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

Aye: 8 - Chairman Clawson
Vice Chair Bone
Commissioner Emerson
Commissioner Huckabay
Commissioner Memic
Commissioner Meshier
Commissioner Pumphrey
Chairman Wendt

Nay: 0

Absent: 1 - Alternate Vice Chair Dominguez

F.2 Consider public testimony concerning the request filed by The Mathias Company, on behalf of the property Owner Verona Finance LLC, to rezone approximately 71.88 acres of land from the PUD No. 149 district to the SF-3 (Single-Family - Mixed Lot) district, generally located west of CR 118 and south of Avery Nelson Pkwy. Case No. ZON24-00008

Lindsay Darden, Principal Planner, made the staff presentation. The applicant was available to answer questions.

Chair Clawson opened the hearing for public testimony.

The following citizens spoke during the public hearing regarding the zoning:

1) Tamra Zehner, 4941 Teverola Dr, Round Rock, TX 78665

There being no further testimony, the public hearing was closed.

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

- Aye:** 8 - Chairman Clawson
- Vice Chair Bone
- Commissioner Emerson
- Commissioner Huckabay
- Commissioner Memic
- Commissioner Meshier
- Commissioner Pumphrey
- Chairman Wendt

Nay: 0

Absent: 1 - Alternate Vice Chair Dominguez

G. STAFF REPORT:

G.1 Consider an update regarding Council actions related to Planning and Zoning items.

Bradley Dushkin, Planning & Development Services Director, made the staff presentation.

H. ADJOURNMENT

There being no further business, Chairman Clawson adjourned the meeting at 6:44 PM.
Respectfully Submitted,

Cecilia Chapa, Planning & Zoning Commission Liaison

POSTING CERTIFICATION