



City of Round Rock

Planning and Zoning Commission

Meeting Agenda

Chairman Rob Wendt

Vice Chair J. Hollis Bone

Alternate Vice Chair Casey Clawson

Commissioner Aaron Dominguez

Commissioner Paul Emerson

Commissioner Jennifer Henderson

Commissioner Scott Huckabay

Commissioner Wallis Meshier

Commissioner Richard Pumphrey

Wednesday, October 18, 2023

6:00 PM

City Council Chambers, 221 East Main St.

A. CALL MEETING TO ORDER

B. ROLL CALL

C. PLEDGES OF ALLEGIANCE

D. CITIZEN COMMUNICATION

[Pursuant to Texas Government Code, Section 551.007 which allows the public to speak for a total of three (3) minutes on any of the agenda items listed below - excluding any executive sessions.]

E. CONSENT AGENDA:

All items listed under the Consent Agenda are considered to be routine by the Commission and will be enacted by one motion. There will be no separate discussion of these items unless requested by a commissioner in which event, the item will be removed from the Consent Agenda and considered separately.

E.1 [Consider approval of the minutes for the September 20, 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](#)

F. PLATTING AND ZONING:

- F.1 [Consider approval of 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.2 [Consider approval of the Sunrise Luxury Living Preliminary Plat, generally located on the west side of Sunrise Rd and south of Luther Peterson Pl. Case No. PP23-000005](#)
- F.3 [Consider approval of 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](#)
- F.4 [Consider public testimony regarding, and a recommendation concerning the request filed by property owner, Stephanie Kerpsack, to amend the Round Rock 2030 Comprehensive Plan to designate for commercial land use approximately 11.76 acres of land, generally located southeast of the intersection of Round Rock Ave and Chisholm Trail Rd. Case No. CPF23-00006](#)
- F.5 [Consider public testimony regarding, and a recommendation concerning the request filed by property owner, Stephanie Kerpsack, to rezone approximately 11.76 acres of land from PUD to the C-1a \(General Commercial - Limited\) district, generally located southeast of the intersection of Round Rock Ave and Chisholm Trail Rd. Case No. ZON23-00009](#)

G. STAFF REPORT:

- G.1 [Consider an update regarding Council actions related to Planning and Zoning items.](#)

H. ADJOURNMENT

In addition to any executive session already listed above, the Planning and Zoning Commission for the City of Round Rock reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed below, as authorized by Texas Government Code:

§551.071 Consultation with Attorney

§551.072 Deliberations regarding Real Property

§551.073 Deliberations regarding Gifts and Donations

§551.074 Personnel Matters

§551.076 Deliberations regarding Security Devices

§551.087 Deliberations regarding Economic Development Negotiations

POSTING CERTIFICATION

I certify that this notice of the Planning and Zoning Meeting was posted on the 12th day of October 2023 at 5:00 p.m. as required by law in accordance with Section 551.043 of the Texas Government Code.

/ORIGINAL SIGNED/

Meagan Spinks, City Clerk