

**AGENDA**  
**ZONING AND PLANNING COMMISSION OF THE**  
**CITY OF LAKEWAY, TRAVIS COUNTY, TEXAS WILL**  
**MEET IN REGULAR SESSION ON MONDAY, AUGUST 9, 2021**  
**CITY HALL**  
**1102 LOHMANS CROSSING ROAD, LAKEWAY, TX 78734**  
**9:00 AM**

**THIS MEETING WILL BE HELD IN PERSON**

Individuals who do not plan to attend the meeting, but wish to submit comments during the public hearings and citizen participation at the meeting may submit a comment before 3:00 p.m. Friday, August 6, 2021 to [erincarr@lakeway-tx.gov](mailto:erincarr@lakeway-tx.gov) and provide the item you wish to comment on, your name and address. All submitted comments will be sent to the Commissioners and will be acknowledged during the meeting.

Those who do plan to attend the meeting in-person are encouraged to pre-register to speak via the city's same online public comment form. The form can be found here:

<https://lakeway-tx.civicweb.net/Portal/CitizenEngagement.aspx>

Persons may also register to speak at the meeting. Pre-registering is encouraged to help facilitate a contactless process in light of COVID safety measures.

Each person speaking at the meeting shall be allotted three minutes to comment. A person registered to speak may not yield their time to another citizen.

As always, you may watch the meeting using the city's live stream at:

<https://www.lakeway-tx.gov/1062/Videos---Meetings-Events>.

- 1) **Call to Order.**
- 2) **Pledge of Allegiance.**
- 3) **Citizens Participation for items not on this agenda.**
- 4) **Citizens Participation for the consent agenda.**

**CONSENT AGENDA** - *All items listed under the consent agenda may be approved by one motion. Members of the Commission may pull items from the consent agenda for discussion.*

- 5) **Approval of Minutes:** Monday, July 12, 2021, Regular ZAPCO Meeting

## REGULAR AGENDA

- 6) **Additional Building Sign: 1008 RR 620 S.** Consider a request from Tenet Designs, agent for the new tenant Guaranty Bank & Trust, for an additional building sign for their new bank.
- Staff report and presentation
  - Public Hearing
  - Determination
- 7) **Cut and Fill Variance: 20120 HWY 71 W.** Consider a request from HWY 71 Investments LLC., the owner of approximately 3.05 acres of land located at 20120 W. State HWY 71 in the City of Lakeway's extraterritorial jurisdiction, for approval of a variance to Section 28.09.013 of the Lakeway Code of Ordinances regarding cut and fill requirements during land development.
- Staff report and presentation
  - Public Hearing
  - Determination
- 8) **Special Use Permit-Short Term Rental: 1819 Lakeway Blvd.** Consider a request from Timothy Donohue, the owner of the property located at 1819 Lakeway Boulevard (Lakeway Section 22-C, Lot 2867), for a Special Use Permit to allow for a short-term rental use at this location.
- Staff report and presentation
  - Public Hearing
  - Recommendation to City Council
- 9) **Zoning Request: Nightingale Project.** Consider a request from Conine Residential Group, on behalf of JNY LLC, owner of approximately 3.85 acres of land located at 309 Ranch Road 620 North (Holly Lane Subdivision, Lot 1, Block A) and on behalf of William and Mary Kay Pope, owners of approximately 3.81 acres of land located at 15404 and 15400 Nightingale Lane (Holly Lane Subdivision, Lots 2 and 3, Block A) for a change to the Future Land Use Map (FLUM), approval of a reduction in size requirement for a PUD (Planned Unit Development) district, and a zoning change from C-1 (Office/Retail) and AG (Agricultural) to PUD (Planned Unit Development).
- Staff report and presentation
  - Public Hearing
  - Recommendations to City Council
- 10) **Adjourn.**

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Erin Carr, Building and Development Services Director

**CERTIFICATE:** I certify that the a^oy^notice ofMeeting was posted on the bulletin board of the Lakeway City Hall on this the w ^ y of \_ ^ , 2021.

Sally Buckovinsky, Building-arid Development Services Plans Examiner III

THE CITY OF LAKEWAY ZONING AND PLANNING COMMISSION MEETINGS ARE AVAILABLE TO ALL PERSONS REGARDLESS OF ABILITY. IF YOU REQUIRE SPECIAL ASSISTANCE, PLEASE CONTACT THE CITY SECRETARY AT 512-314-7506 AT LEAST 48 HOURS IN ADVANCE OF THE MEETING. THANK YOU.

The Zoning and Planning Commission may adjourn into Executive Session at any time during the course of this meeting to discuss any matters listed on the agenda, as authorized by the Texas Government Code including, but not limited to, Sections: 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551.087 (Economic Development), 418.183 (Deliberations about Homeland Security Issues) and as authorized by the Texas Tax Code including, but not limited to, Section 321.3022 (Sales Tax Information).

A quorum of the Lakeway City Council may attend this meeting in their individual, personal capacities, and might discuss items posted on the agenda as separate, private citizens (not as a collective group). No City Council deliberations or decisions will occur at this gathering.