



AGENDA

PLANNING & ZONING COMMISSION

SPECIAL TELECONFERENCE MEETING

MONDAY, AUGUST 24, 2020, 6:30 P.M.

In accordance with social distancing guidelines, the meeting will not be open to the public. Commission members, the applicants, and City staff will attend by phone or internet. The meeting will be streamed live for attendance of the public. To access please do the following:

1. Go to www.youtube.com
2. Type in the words "City of Elgin, TX" into the top search feature
3. Then click on the dark blue icon that says "Elgin Texas Perfectly Situated"
4. Then look for the "City of Elgin, Texas Planning & Zoning Commission Meeting 8/24/20"
5. Then click on it for a live broadcast.

There will be an opportunity for the public to submit written comments prior to the meeting on agenda items. These comments must be submitted by emailing the Development Services Director at dharrell@ci.elgin.tx.us or by calling 512-229-3254 by 5:00 P.M. on August 24, 2020 and leaving a message. These will be read in full at the meeting during the agenda item.

1. CALL TO ORDER
2. CONSENT AGENDA

All matters listed below are to be considered routine by the Commission and will be enacted in one motion. There will not be separate discussion on the items. If discussion is desired, that items can be removed from the consent agenda and will be considered separately as a new business item.

<!--[if !supportLists]-->1. Consider approval of the following Minutes:

2.I. March 23, 2020 Minutes

Documents:

[MARCH 23, 2020 MINUTES.PDF](#)

2.II. May 18, 2020 Minutes

Documents:

[MAY 18, 2020 MINUTES.PDF](#)

2.III. June 22, 2020 Minutes

Documents:

[JUNE 22, 2020 MINUTES.PDF](#)

3. NEW BUSINESS

- 3.I. Project # 202000489: A Final Plat For "Elm Creek North Phase 3" Located On A Parcel Of Land Known By The Travis County Appraisal District As Parcel 922752, Located Generally Between U.S. Highway 290 And Red Elm Parkway And Adjacent To Phases I And II Final Plats, For A Total Of 115 Lots On 23.194 Acres Of Land.

- A. Staff Presentation
- B. Applicant Presentation
- C. Open Public Hearing
- D. Close Public Hearing
- F. Consideration

Documents:

[STAFF PACKET FOR ELM CREEK NORTH PHASE III FINAL PLAT.PDF](#)

- 3.II. Project #: 202000557: A Final Plat For "Peppergrass Phase 1A" Located On A Parcel Of Land Known By The Travis County Appraisal District As Parcel 557529, Located At The Northeast Corner Of County Line Road And Raymond Johnson Road For A Total Of 44 Lots On 8.23 Acres Of Land.

- A. Staff Presentation
- B. Applicant Presentation
- C. Open Public Hearing
- D. Close Public Hearing
- E. Discussion
- F. Consideration

Documents:

[STAFF PACKET FOR PEPPERGRASS PHASE 1A FINAL PLAT.PDF](#)

- 3.III. Project #: 202000606: A Final Plat For "Peppergrass Phase 1B" Located On A Parcel Of Land Known By The Bastrop County Appraisal District As Parcel 15615 Located Along Farm To Market (FM) 1100 And Contiguous To The Proposed Peppergrass Phase 1A Final Plat For A Total Of 31 Lots On 6.21 Acres Of Land.

- A. Staff Presentation
- B. Applicant Presentation
- C. Open Public Hearing
- D. Close Public Hearing
- E. Discussion
- F. Consideration

Documents:

[STAFF PACKET FOR PEPPERGRASS PHASE 1B FINAL PLAT.PDF](#)

- 3.IV. An Ordinance Amending Chapter 46, Article IV, Code Of Ordinances, City Of Elgin, Texas By Amending Division 9, "I" General Industrial District; Providing For A Savings Clause And Repealing Conflicting Ordinances And Resolutions.

- A. Applicant Presentation
- B. Open Public Hearing
- C. Close Public Hearing
- D. Discussion
- E. Recommendation

Documents:

[STAFF PACKET FOR ORDINANCE CHANGE REGARDING I ZONING DISTRICT.PDF](#)

- 3.V. Project # 202000558: An Ordinance Amending The Official Zoning Map Of The City Of Elgin, Texas Adopted In Chapter 46, Section 46-3, Revised Code Of Ordinances City Of Elgin, Texas, 2013 And Making This Amendment A Part Of Said Official Zoning Map To Wit: To Rezoning To "I" General Industrial District The Property Being Approximately 66.22 Acres In Elgin Business Park Part III, Block A, Lot 2 & The Property Being 14.73 Acres Out Of The A59 Elizabeth Standifer Survey, Said Tracts Being More Described In Exhibit "A" (Known As Bastrop Co. Parcels Number 8712052 & 47326); And Providing For A Savings Clause And Repealing Conflicting Ordinances And Resolutions.

- A. Applicant Presentation
- B. Open Public Hearing
- C. Close Public Hearing
- D. Discussion
- E. Recommendation

Documents:

[STAFF PACKET FOR EOC REZONING.PDF](#)

4. ANNOUNCEMENTS

5. ADJOURNMENT

The Commission may adjourn the public meeting at any time during the meeting and convene in Executive Session pursuant to Chapter 551 of the Texas Government Code to discuss any matter as specifically listed on the agenda and/or as permitted by Chapter 551 of the Texas Government Code. The Commission will return to an open session for possible discussion and action as a result of the Executive Session.

Notice of Assistance at Public Meetings, the City of Elgin is committed to compliance with the

Americans with Disabilities Act. Elgin City Hall and Council Chambers are wheelchair accessible and special marked parking is available. Persons with disabilities who plan to attend this meeting and who may need assistance are requested to contact the City Secretary's Office at (512) 281-5724. Please provide a forty-eight (48) hour notice when feasible.

Para informacion en espanol favor de llamar (512) 281-0119. Servicios de traduccion disponible en la reunion.