



AGENDA

PLANNING & ZONING COMMISSION

REGULAR MEETING

MONDAY, MARCH 27, 2023, 6:30 P.M.

PUBLIC LIBRARY ANNEX, CIVIC CENTER

404 NORTH MAIN STREET

1. CALL TO ORDER

2. PUBLIC COMMENTS FOR NON-AGENDA RELATED ITEMS

Individuals may request to speak on items not on the agenda. Speaker comments are limited to three (3) minutes and no formal action can be taken. All speakers must limit their comments to the specific subject matter noted on the "PUBLIC COMMENT FORM" and refrain from personal attacks or derogatory comments directed at any Commissioner, Staff, or others.

3. 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:

3.I. February 27, 2023 Minutes

Documents:

[FEBRUARY 27, 2023 MINUTES.PDF](#)

4. NEW BUSINESS

4.I. Project #: 202200167: A Final Plat For "Trinity Ranch Phase 2, Section 1" Located On Parcels Of Land Known By The Bastrop County Appraisal District As Parcels 872871 & 11949, Located Adjacent To The South And West Of Trinity Ranch Phase 1, Section 2, To Plat Right-Of-Way (ROW) For Grist Mill Ln., Extend Swenson Blvd. ROW, And Add A School Site On 24.13 Acres Of Land.

- A. Staff Presentation

- B. Applicant Presentation

- C. Open Public Hearing

- D. Close Public Hearing

- E. Discussion

- F. Consideration.

Documents:

[TRINITY RANCH PHASE 2, SECTION 1 COMBINED PACKET.PDF](#)

4.II. Project #: 202200129: A Preliminary Plat For "Ella Estates Preliminary Plat" Located On A Parcel Of Land Known By The Bastrop County Appraisal District As Parcel 13241, Located At The Intersection Of VFW Road And Ella Ln. For A Total Of 7 Lots On 10.733 Acres Of Land.

- A. Staff Presentation

- B. Applicant Presentation

- C. Open Public Hearing

- D. Close Public Hearing

- E. Discussion

- F. Consideration.

Documents:

[ELLA ESTATES PRELIMINARY PLAT COMBINED PACKET.PDF](#)

4.III. Project #: 202200130: A Final Plat For "Ella Estates Final Plat" Located On A Parcel Of Land Known By The Bastrop County Appraisal District As Parcel 13241, Located Near The Intersection Of VFW Road And Ella Ln. For A Total Of 7 Lots On 10.733 Acres Of Land

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

Documents:

[ELLA ESTATES FINAL PLAT COMBINED PACKET.PDF](#)

- 4.IV. Project #: 202200177: A Preliminary Plat For "Eagles Landing Phase 5" Located On A Parcel Of Land Known By The Travis County Appraisal District As Parcel 467330, Located Adjacent To Eagles Landing Ph. 4 And South Of Carlson Ln. For A Total Of 161 Lots On 26.77 Acres Of Land.

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

Documents:

[EAGLES LANDING PH 5 PRELIMINARY PLAT COMBINED PACKET.PDF](#)

- 4.V. Project #: 202300038: A Subdivision Variance From Sec. 36-175 To Allow For The Creation Of A 1.942-Acre Flag Lot For A Future Subdivision Plat, Out Of The Thomas Garretson Survey, Ab. #178, Bastrop Co., TX Located At 1011 Old McDade Rd. For A Future Subdivision Plat (BCAD # 128898).

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

F. Consideration

Documents:

[ARMBRUST SUBDIVISION VARIANCE COMBINED PACKET.PDF](#)

4.VI. Project #: 202200184: A Preliminary Plat For "Burleson Creek Estates" Located On A Parcel Of Land Known By The Bastrop County Appraisal District As Parcel 15693, Located On The Eastside Of Red Town Rd. For A Total Of 30 Lots On 52.814 Acres Of Land.

A. Staff Presentation

B. Applicant Presentation

C. Open Public Hearing

D. Close Public Hearing

E. Discussion

F. Consideration.

Documents:

[BURLESON CREEK ESTATES PRELIMINARY PLAT COMBINED PACKET.PDF](#)

5. WORKSHOP

5.I. Review, Discuss, And Provide Input Regarding Graham Tract Development Agreement.

Documents:

[GRAHAM DA WORKSHOP ITEM COMBINED PACKET.PDF](#)

5.II. Review, Discuss, And Provide Input Regarding Ch 46 Zoning Code Changes For Accessory Dwelling Units.

Documents:

[ACCESSORY DWELLING UNIT ORDINANCE WORKSHOP COMBINED PACKET.PDF](#)

6. ANNOUNCEMENTS

7. 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.