

**City of Dripping Springs**  
**Planning and Zoning Commission Meeting Agenda**  
**Tuesday, May 24, 2016 at 7:00 PM**  
**City Hall, 511 Mercer Street, Dripping Springs, Texas**

**I. CALL TO ORDER AND ROLL CALL**

Commission Members

Mim James - Chair	James Martin – Vice Chair	Whit Smith
Kim Hubbard	Erik Burgeson	John McIntosh
Michael Lavengco		

City Staff/Appointed Officials

City Administrator Michelle Fischer  
Director of Public Works and Development Rick Coneway  
City Secretary Kerri Craig

**II. EXECUTIVE SESSION**

*The Planning and Zoning Commission for the City of Dripping Springs has the right to adjourn into executive session at any time during the course of this meeting to discuss any matter as authorized by Texas Government Code 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), and 551.086 (Economic Development).*

**III. PLEDGE OF ALLEGIANCE**

**IV. PRESENTATION OF CITIZENS**

*Floor open to discussion on any subject. No action may be taken by law. Citizens wishing to speak shall do so after being recognized by the Chair. The Chair may establish a time limit as necessary.*

**V. MINUTES**

*Consideration and Possible Action On:*

- A. Approval of Regular Meeting Minutes, April 26, 2016
- B. Approval of Special Meeting Minutes, May 4, 2016

**VI. PARKLAND DEDICATION**

*Consideration and Possible Action On:*

- A. Parkland Dedication for Merritt Hill Country Senior Living Apartments, Located at 28725 RR 12, Hunter Shadburne, PE, Austin Civil Engineering, Applicant
  - 1. Presentation
  - 2. Staff Report (Brent Luck)
  - 3. Parks & Recreation Commission Report
  - 4. Public Hearing
  - 5. Proposed Parkland Dedication and Cash In Lieu

**VII. SUBDIVISIONS**

*Consideration and Possible Action On:*

- A. Preliminary Plat for Phase Two, Headwaters at Barton Creek, Doucet & Associates, Inc.

1. Presentation
2. Staff Report (Rick Coneway)
3. Public Hearing
4. Request for Variance to reduce width of PUE from 20' to 15' along both sides of the street ROW dedications
5. Preliminary Plat

#### VIII. SIGNS

*Consideration and Possible Action On:*

A. Sign and Lighting Variance Requests for Dollar General, located at 2400 W. Highway 290, Drippings Springs, TX, *Ezzi Signs, Applicant*

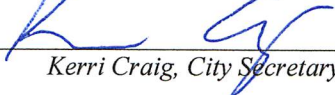
1. Presentation
2. Sign Administrator's Report
3. Public Hearing
4. Variance Request to Allow the Installation of a Pole Sign, which is a Prohibited Type of Sign
5. Variance Request to Allow a Nonconforming Projecting Sign to Remain and to Reface It
6. Variance Request to Allow Cumulative Total Signable Area to Exceed the Maximum Allowed
7. Variance Request to Allow More than 1/3 of an Illuminated Projecting Sign and an Illuminated Pole Sign to be Yellow

#### IX. ANNOUNCEMENTS

- A. Regular Historic Preservation Commission Meeting, June 6, 2016 at 5:30 p.m.
- B. Regular City Council Meeting, June 14, 2016 at 7:00 p.m.
- C. Transportation Committee Meeting, June 27, 2016 at 3:30 p.m.
- D. Regular Planning and Zoning Commission Meeting, June 28, 2016 at 7:00 p.m.

#### X. ADJOURN

*All agenda items listed above are eligible for discussion and action unless otherwise specifically noted. Notice is posted in accordance with Chapter 551, Government Code, Vernon's Texas Codes, Annotated. I certify that the above notice of meeting was posted at City of Dripping Springs City Hall and website, [www.cityofdrippingsprings.com](http://www.cityofdrippingsprings.com) on the 20<sup>th</sup> of May, 2016 at 5 o'clock PM.*

  
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Kerri Craig, City Secretary

*This facility is wheelchair accessible. Accessible parking spaces are available. Requests for auxiliary aids and services must be made 48 hours prior to this meeting by calling (512) 858-4725.*