

AGENDA
CITY OF TAYLOR, TEXAS
PLANNING & ZONING COMMISSION MEETING
CITY HALL COUNCIL CHAMBERS
400 PORTER STREET, TAYLOR, TEXAS, 76574
NOVEMBER 12, 2024, 6:00 PM

For Citizens Communication and to speak during the public hearings, please contact the Development Services office at 512-365-3863 prior to 5:30 p.m. on Tuesday, November 12, 2024.

The agenda packet is on the [City of Taylor's website](https://www.cityoftaylor.com).

I. CALL TO ORDER AND DECLARE A QUORUM

II. CITIZEN COMMUNICATION

(The Planning and Zoning Commission welcomes public comments on items not listed on the Agenda. However, the Commission cannot respond until an item is posted on a future meeting Agenda. Registration forms are available at the sign in table.)

III. CONSENT AGENDA

(The Consent Agenda includes non-controversial and routine items that the Commission may act on with one single vote. The Chair or a Commissioner may pull any item from the Consent Agenda to discuss and act upon it individually as part of the Regular Agenda.)

1. Review and approve minutes from the meeting held on October 8, 2024
2. **PZ-2024-2172** Consider Conditional Approval of Spring Creek Phase 2 Final Plat, generally located at the northwest corner of the intersection of North Drive and NW Carlos G. Parker Boulevard, consisting of approximately 20.40 acres of land, legally described as land part of and out of the William J. Baker Survey, Abstract No. 65, more particularly described by Williamson Central Appraisal District Parcels R018683 and R383650, Taylor, Williamson County, Texas. *Courtney Peres*
3. **PZ-2024-2216** Consider Conditional Approval of the Taylor Pointe Subdivision Preliminary Plat generally located at 715 Carlos G Parker Blvd. SW, consisting of approximately 39.015 acres of land part of the G.M. Reese Survey, Abstract No. 533, more particularly described by Williamson Central Appraisal District Parcel R331170, Taylor, Williamson County, Texas. *Parker McDowell*
4. **PZ-2024-2254** Consider Conditional Approval of the Taylor North Bull Branch Creek Townhomes, Subdivision Improvement Plan, generally located along the South right-of-way of N.W. Carlos G. Parker Boulevard, approximately 1,400 feet west of the intersection of N.W. Carlos G. Parker Boulevard and North Drive, consisting of approximately 7.747 acres of land part of and out of the William J Baker Survey, Abstract No. 65, more particularly described by the Williamson Central Appraisal District Parcel R018638, Taylor, Williamson County, Texas. *Courtney Peres*

IV. REGULAR AGENDA

5. **WITHDRAWN PZ-2024-2316** Hold a public hearing and consider making a recommendation regarding a request for a Place Type Amendment from P5 – Urban Center to P4 – Mix on property generally located at 807 Porter Street, legally described as Vance Addition, Block Two, North Half of Lot One and the South Seven and ½ feet of Lot Four, approximately 0.19 acres, more particularly described by the Williamson County Appraisal District Parcel R018339, Taylor, Williamson County, Texas. *Preston Gunn*
6. **PZ-2024-2319** Hold a public hearing and consider making a recommendation regarding a request for a Special Use Permit to construct a 300-foot Cell Tower on property generally located at 118 Cratis Lane, legally described as the JM Caffey Subdivision, Block One, Lot One, approximately 2.031 acres, more particularly described by Williamson County Appraisal District Parcel R575270, Taylor, Williamson County, Texas. *Parker McDowell*
7. **PZ-2024-2322** Hold a public hearing and consider a request for a Subdivision Variance from the Engineering Manual Section 1.8, Easements and Right-of-Way, on property generally located northeast at the intersection of Carlos G. Parker Boulevard S.E. and FM 112, legally described as a 211.84-acre tract of land in the Parthinia Coursey Survey, Abstract No. 131, more particularly described by Williamson Central Appraisal District Parcels R357492, R318771, R006142, R620065, R624522, R620064, R318773, Taylor, Williamson County, Texas. *Shai Roos*
8. **WITHDRAWN PZ-2024-2334** Hold a public hearing and consider a request for a Subdivision Variance from the Engineering Manual Section 3.10, Storm Drains, on property generally located northeast at the intersection of Carlos G. Parker Boulevard S.E. and FM 112, legally described as a 211.84-acre tract of land in the Parthinia Coursey Survey, Abstract No. 131, more particularly described by Williamson Central Appraisal District Parcels R357492, R318771, R006142, R620065, R624522, R620064, R318773, Taylor, Williamson County, Texas *Shai Roos*
9. **PZ-2024-2101** Hold a public hearing and consider making a recommendation regarding a request for an Employment Center Plan referred to as 427 Loop, generally located along the Western side of Carlos G. Parker Boulevard S.W. near the intersection of Carey Avenue, legally described as approximately 28.594 acres of land situated in the J.C. Eaves Survey, Abstract No. 214, more particularly described by the Williamson Central Appraisal District Parcel R019198, Taylor, Williamson County, Texas. *Shai Roos*
10. **PZ-2024-2337** Hold a public hearing and consider a request for a Subdivision Variance from the Engineering Manual, Section 2.10.10, Sidewalks, Shared Use Paths, and Trails, to consider sidewalk installation along public rights-of-way within the RCR-Taylor Logistics Park, generally located at 201 FM 3349, legally described as RCR-Taylor Logistics Park Final Plat, Phase Two, Blocks Three through Six, consisting of approximately 490.09 acres of land, Taylor, Williamson County, Texas. *Shai Roos*
11. **PZ-2024-2217** Hold a public hearing and consider making a recommendation regarding a request for a Neighborhood Plan referred to as The Foundry generally located at the intersection of Old Granger Road and North Main Street, legally described as a 10.69-acre tract of land in the J. Pharrass Survey, Abstract No. 495, more particularly described by the Williamson Central Appraisal District Parcel R102540, Taylor, Williamson County, Texas. *Courtney Peres*

V. DISCUSSION ITEMS

12. Update regarding City Council Actions on items referred by the Planning and Zoning

Commission.

VI. ADJOURN

The Commission may vote and/or act upon each of the items listed in this Agenda. The Commission reserves the right to retire into executive session concerning any of the items listed on this Agenda, whenever it is considered necessary and legally Justified under the Open Meetings Act.

I certify that the notice of this meeting was posted in the City of Taylor Hall Lobby continuously for 72 continuous hours before November 12, 2024. I further certify that the following news media was notified of this meeting: Taylor Daily Press.

Posted by:



Victoria Winchester, Administrative Assistant

Date:

November 8, 2024