



**NOTICE OF MEETING OF THE
PLANNING AND ZONING COMMISSION
OF
BUDA, TX
6:30 PM - Tuesday, June 22, 2021
VIDEO CONFERENCE
Buda, TX 78610**

This notice is posted pursuant to the Texas Open Meetings Act. Notice is hereby given that a **Regular Planning & Zoning Meeting** of the City of Buda, TX, will be held at which time the following subjects will be discussed and may be acted upon.

A. VIDEO CONFERENCE

Please register to attend the online Meeting - June 22, 2021 at 6:30 PM CDT at:

<https://attendee.gotowebinar.com/register/2744881716402664972> Webinar ID 918-312-403

- After registering, you will receive a confirmation email containing information about joining the meeting.

- Attendees may call in to listen only.

- CALL-IN NUMBER (LONG DISTANCE) +1 (415) 655-0060 - ATTENDEE ID-muted 596-912-396

B. CALL TO ORDER

C. ROLL CALL

Chair Colin Strother

Vice-Chair Meghan McCarthy

Commissioner Henry Altmiller

Commissioner Jeff Cottrill

Commissioner Emily Jones

Commissioner Virginia Jurika

Commissioner David Nuckels

D. PUBLIC COMMENTS/PUBLIC TESTIMONY

OPPORTUNITY FOR PUBLIC COMMENT OR PUBLIC TESTIMONY:

Public Comment and Public Testimony will be recognized upon the Chairperson's announcement. When recognized, please state your name and address for the record.

An attendee has three options:

1) Access the webinar and use the "raise the hand" feature during the meeting.

2) Complete the online form for Virtual Public Comment / Public Testimony.

3) Use the email option at comments@ci.buda.tx.us. Please include the Council, or which Board/Commission name, and meeting date in subject line.

E. CONSENT AGENDA

E.1. [Approval of the Minutes of the regular Planning and Zoning Commission meeting held June 8, 2021.](#)

[Minutes from PZ 6.8.2021.pdf](#)

- E.2. Consideration and approval of the Final Plat of Elm Grove Elementary School, being 19.635 acres out of the Phillip J. Allen Survey No. 5, Hays County, Texas, and addressed as 801 FM 1826 Buda, TX 78610 (FP 20-12) (Senior Planner David Fowler)**

[Elm Grove Elem FP Staff Report 6-22-2021.pdf](#)

[FP 20-12-final plat elm grove elementary school-210504-sht 1.pdf](#)

[FP 20-12-final plat elm grove elementary school-210504-sht 2-signed.pdf](#)

- E.3. Consideration and approval of the Final Plat of Sunfield Light Industrial subdivision, being 78.49 +/- acres out of the Trinidad Varcinas Survey No. 9, Abstract No. 465 Hays County Texas, generally located west of Fire Cracker Drive, approximately 400 feet south of Main Street (FP 21-04) (Senior Planner David Fowler)**

[Sunfield Light Industrial Final Plat \(FP 21-04\) SR.pdf](#)

[Sunfield Light Industrial Final - 1445 Approval Letter - 6-1-21.pdf](#)

[SUNFIELD LIGHT INDUSTRIAL FINAL PLAT-18x24-FINAL PLAT \(SHEET 1 - 4\) \(00C\).pdf](#)

[2428 Partners LLC Shops at Sunfield DA 1st Amdmt 2019-0107.pdf](#)

[Shops at Sunfield - Development Agreement - Recorded \(2\).pdf](#)

F. WORKSHOP

- F.1. Workshop and presentation and possible action on the proposed 2021 bond referendum election (Deputy City Manager Micah Grau, Jeff Barton and Kara Buffington of Gap Strategies)**

[06.15.21 Buda City Council Brief 2 - BBAC.pdf](#)

[Buda City Council Update #2.pdf](#)

G. REGULAR AGENDA

- G.1. Deliberation and possible action regarding a request for a waiver of water quality regulations for Elm Grove Elementary School, a property located in the Edwards Aquifer Recharge zone, being +/- 19.635 acres of land out of the Phillip J. Allen Survey, and addressed as 801 FM 1626 (2021-249) (Senior Project Engineer Angela Kennedy)**

[2021-249-elm_grove impervious cover waiver.pdf](#)

[2021-249-elm_grove siteplan reference.pdf](#)

- G.2. Hold a public hearing, deliberation and possible action regarding proposed text amendments to Subsection 2.09.04 of the Buda Unified Development Code (UDC) (Director of Planning Melissa McCollum) [PUBLIC TESTIMONY]**

[UDC Amendments SR 06222021 update.pdf](#)

[Citizen ordinance amendments- Comments.pdf](#)

H. PLANNING DIRECTOR'S REPORTS

COVID-19, Developments, Engineering Department, Transportation Mobility and Master Plan, 2014 Bond Program, Capital Improvement Projects, Drainage Projects, Wastewater Projects, and Water Project, General/Special Election, Grant Related Projects, Legislative Update, Library Projects, Main Street Program, Buda Economic Development Corporation (EDC), Tourism Projects, Parks & Recreation Department, Historic Preservation Commission, Sustainability Commission, MFV Ad Hoc Committee, Road Projects, Status-Future Agenda Request (Planning Director Melissa McCollum)

I. COMMISSION REQUEST FOR FUTURE AGENDA ITEMS

J. ADJOURNMENT

City Hall is wheelchair accessible and accessible parking spaces are available. Requests for accommodations must be made 48 hours prior to the meeting. Please contact City Hall at (512) 312-0084, or FAX (512) 312-1889 for information or assistance.

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Planning and Zoning Commission of the City of Buda, was posted on the bulletin board in front of Buda City Hall, which is readily accessible to the public at all times, by 5:00 pm on June 18, 2021.

/s/ _____
Melissa M. McCollum, AICP
Planning Director / Board Liaison



Meetings scheduled in the Council Chambers are set up to publicly broadcast meetings. You may be audio and video recorded while in this facility. Meetings scheduled in other City Facilities are set up to publicly audio record meetings. You may be audio recorded in the other City Facilities.

In accordance with Article III, Section 3.10, of the Official Code of the City of Buda, the minutes of this meeting consist of the preceding Minute Record and the Supplemental Minute Record. Details on meetings may be obtained from the Board Liaison, or video of the entire meeting may be downloaded from the website. (Portions of the Supplemental Minute Record video tape recording may be distorted due to equipment malfunction or other uncontrollable factors.)

A Public Comment period will be provided to allow for members of the public to participate and speak to the Board/Commission on any topic that is not on the meeting agenda. At this time, comments will be taken from the audience on non-agenda related topics. A Public Testimony period will be provided at each meeting of the Board/Commission to allow members of the public to participate and speak to the Board/Commission on any topic that is on the meeting agenda, prior to any vote on the matter up for consideration. During these periods, the presiding officer shall routinely provide three (3) minutes to each person who desires to speak but may provide no less than one (1) minute and no more than five (5) minutes to each person addressing the Board/Commission. The amount of time provided to each person, if altered by the presiding officer, shall be announced by the presiding officer prior to recognizing persons to speak and shall be objectively applied to all persons speaking during Public Comment or each Public Testimony period.

Attendance by Other Elected or Appointed Officials: It is anticipated that members of other governmental bodies, and/or city boards, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the body, board, commission and/or committee. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a possible meeting of the other body, board, commission and/or committee, whose members may be in attendance, if such numbers constitute a quorum. The members of the boards, commissions and/or committees may be permitted to participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that body, board, commission or committee subject to the Texas Open Meetings Act.