



**NOTICE OF MEETING OF THE  
PLANNING AND ZONING COMMISSION  
OF  
BUDA, TX  
6:30 PM - Tuesday, June 14, 2022  
Council Chambers, Room 1098  
405 E. Loop Street, Building 100  
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. CALL TO ORDER**

**B. INVOCATION**

**C. PLEDGE OF ALLEGIANCE TO THE FLAGS OF THE UNITED STATES AND TEXAS**

*PLEDGE OF ALLEGIANCE TO THE TEXAS FLAG: Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.*

**D. ROLL CALL**

*Chair Jeffrey Cottrill  
Vice-Chair Emily Jones  
Commissioner Henry Altmiller  
Commissioner Virginia Jurika (substitute Meghan McCarthy)  
Commissioner Jim Ladner  
Commissioner David Nuckels  
Commissioner Matthew Wright*

**E. PUBLIC COMMENTS/PUBLIC TESTIMONY**

*Members of the public who wish to participate in Public Comment must complete a form and turn it into the City Clerk before the period provided for Public Comment is called for consideration by the presiding officer. Members of the public who wish to participate during the Public Testimony period provided for any item on the agenda must complete a form and turn it into the City Clerk before the item they wish to participate in is called for consideration by the presiding officer.*

**F. CONSENT AGENDA**

**F.1. [Approval of the minutes of the regular meeting of the Planning and Zoning commission held May 24, 2022.](#)**

[PZ 5.24.2022 MINUTES.docx](#)

**F.2. [Consideration and approval of the Final Plat of Fire Cracker & Main Subdivision, being 7.948 +/- acres out of the A0255 Josephus S Irvine Survey, Buda, Hays County, Texas, generally located northwest of the](#)**

intersection of Main Street and Firecracker Drive in the Buda City Limits (FP 22-02) (Planner I Tyler Frost).

[Firecracker & Main FP 22-02 SR.doc](#)  
[FP 22-02-2022-0607 - fp 22-02 sealed plat.pdf](#)

## **G. REGULAR AGENDA**

- G.1. Consideration and possible action regarding the replat of Lots 3, 4, 12, 13, 29-40, and 44-54 of the Lifschutz Subdivision establishing the Buda Industrial Subdivision, being +/- 78.668 acres out of the Trinidad Varcinas Survey, Abstract No. 9, located in the City of Buda, Hays County Texas, west of IH-35 along the southside of West Goforth Street, Buda, TX 78610 (FP 21-30) (Senior Planner Will Parrish).**

[Stream Plat Staff Report Final FNI .doc](#)  
[2022-03-04 Recommendation Letter FP 21-30.pdf](#)  
[Buda Industrial Plat.pdf](#)

- G.2. HOLD A PUBLIC HEARING AND CONSIDER A REQUEST BY SOUTHWEST LAND SERVICES ON BEHALF OF CHRIS, BRYAN, AND CONNIE HALE FOR A ZONING MAP AMENDMENT REQUEST FROM ARTERIAL BUSINESS (B2) TO PLANNED DEVELOPMENT (PD) FOR THE PROPERTY TO BE KNOWN AS MODERN SHADE, +/- 6.995 ACRES OUT OF AND PART OF A CALLED 120.99 ACRE TRACT IN THE D.D. BURNETT SURVEY NO. 6 ABSTRACT NO. 53 IN HAYS COUNTY, TEXAS. LOCATED AT THE SOUTHWEST CORNER OF SOUTH LOOP 4 (967) AND HOPE POND VALLEY DRIVE (Z 22-03) (SENIOR PLANNER WILL PARRISH).**

[Staff Report Modern Shade PD Z 22-03 6.14.22.doc](#)  
[Exhibit A - Design Statement.pdf](#)  
[Exhibit B - Location Map.pdf](#)  
[Exhibit C - Contour Map.pdf](#)  
[Exhibit D- Drainage Exhibit.pdf](#)  
[Exhibit E - Concept Plan.pdf](#)  
[Exhibit F - Utilities Exhibit.pdf](#)  
[Exhibit G - Example Elevations.pdf](#)  
[Exhibit H - letter of intent.pdf](#)  
[Exhibit I - Modern Shade Survey.pdf](#)  
[11.30.2021 P&Z Workshop Minutes.pdf](#)  
[Z 22-03 Notice Letter.pdf](#)  
[Z 22-03 Modern Shade Notification Map.pdf](#)  
[De La Garza Letter.pdf](#)  
[Roberts Letter.pdf](#)  
[Applicant Notice to HOA.pdf](#)

## **H. PLANNING DIRECTOR'S REPORTS**

*COVID-19, Developments, Engineering Department, FY 2022 Budget, Transportation Mobility and Master Plan, 2014 & 2021 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, Strategic Plan (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 10, 2022.*

*/s/\_\_\_\_\_*  
*Melissa 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.