



CITY OF WEST LAKE HILLS, TEXAS
NOTICE OF ZONING & PLANNING COMMISSION (ZAPCO) REGULAR MEETING
Wednesday, September 21, 2022 at 6:30 PM

Notice is hereby given that the Zoning and Planning Commission (ZAPCO) of the City of West Lake Hills, Texas, will hold a Regular Meeting on the 21st day of September 2022 at 6:30 p.m., in the Council Chamber, Municipal Building, 911 Westlake Drive, West Lake Hills, Texas, at which time the following items will be discussed, to-wit:

REMOTE ACCESS:

Due to the COVID-19 status in Travis County, any citizens or applicants that wish to speak at the meeting are encouraged to attend virtually, as the number of people in the chambers will be limited due to physical distancing. Facial coverings are not required, but highly recommended, and will be available for any that need one.

Join Zoom Meeting:

<https://us02web.zoom.us/j/3499549035>

Meeting ID: 349 954 9035

If you wish to listen to the meeting via telephone: Dial (346) 248-7799, Meeting ID 349 954 9035.

If you wish to speak during the meeting or provide written comments, please provide your name, phone number, comments, and the item number you wish to speak on to pzsec@westlakehills.gov by 1:00 P.M. on September 21, 2022.

1. Call to Order. Chairman Robert Meisel.
2. Consent Agenda The following items are considered to be self-explanatory by the Commission and will be enacted with one motion. There will be no separate discussion of these item/s unless a Commission Member or citizen so requests.
 - a. Approval of the August 17, 2022 Regular Zoning and Planning Meeting minutes.
 - b. Report on Board of Adjustment and City Council Responses.
3. Land Use 912 Calithea - Discussion/Recommendation on variance requests to encroach a front and side building setback for a second story addition over an existing driveway.

(Section 22.03.281 of the West Lake Hills Code). Applicants George and Charlotte Howard.

4. **Land Use 2 Laurel Valley Cove** - Discussion/Recommendation on a variance for cut and fill to obtain access to an undeveloped lot (Section 22.03.170(f) of the West Lake Hills Code and Section 7.4.1 (Cut and Fill) of the Drainage and Erosion Control Manual). Applicant Davin Fillpot.
5. **Land Use 10 North Peak** - Discussion/Recommendation on variances to encroach a front building setback and removal of three trees with diameters larger than 14 inches (Sections 22.03.281 and 22.03.304 of the West Lake Hills Code). Applicants David and Jennifer Kaufman.
6. **Land Use 1419 Redbud Trail** - Discussion/Recommendation on a variance to minimum setback distances for an accessory structure to replace/improve an existing swimming pool and deck (Section 22.03.276 of the West Lake Hills Code). Applicant Tim Franke.
7. **Land Use 309 Laurel Valley Road** - Discussion/Recommendation on variances to remove four trees with diameters larger than 14 inches for the demolition and rebuild of a single family residence (Section 22.03.304 of the West Lake Hills Code). Applicant Graham Schmergel.
8. **Land Use 1101 Yaupon Valley Road** - Discussion/Recommendation on a variance to encroach a building setback to remodel an existing single family residence (Section 22.03.281 of the West Lake Hills Code). Applicant Edgar Prats.
9. Adjournment. Chairman Robert Meisel.

Robert Meisel, Chairman
By Mark Littrell, Zoning & Planning
Secretary

Certificate

I certify that the above Notice of the September 21, 2022 Zoning & Planning Commission Meeting was posted on the bulletin board at the Municipal Building, 911 Westlake Drive, West Lake Hills, Texas on September 16, 2022 at 5:00 pm. and will remain posted continuously until said meeting is convened.

By Mark Littrell, Zoning & Planning Secretary

The City of West Lake Hills is committed to compliance with the Americans with Disabilities Act. Reasonable accommodations and equal access to communications will be provided upon request.

All items on the agenda are for discussion and/or action. ZAPCO reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, 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).