

NOTE: Notice is hereby given that there may be a quorum of The City of Balcones Heights City Council Members. There will be no formal action taken by city council members.

NOTICE OF MEETING OF THE
City of Balcones Heights
PLANNING AND ZONING COMMISSION

AGENDA

Notice is hereby given that a meeting of the Planning and Zoning Commission of the City of Balcones Heights, Bexar County, Texas will be held **Tuesday, February 23, 2010 at 6:00 P.M.**, at the Justice Center, located at 3300 Hillcrest Drive, Balcones Heights, Texas, at which time the following subjects will be discussed, to-wit:

CALL TO ORDER AND RECORDING OF QUORUM:

APPROVAL OF MINUTES:

1. Approval of minutes for meeting held March 5, 2009.
2. Approval of minutes for meeting held July 20, 2009

BUSINESS ITEMS:

3. Discussion and possible action regarding Section 7.1.4 (2) Landscaping Requirement Exemptions: Add exemption (f) Landscaping requirement for parking lot alteration is exempt when the alteration is strictly for compliance with Texas Accessibility Standards and/or federal ADAAG.
4. Discussion and possible action regarding Section 7.1.5 (6) (Tree Preservation): Item (b) modify to read "Not applicable to single family properties, duplex properties or quadraplex properties, when the owner of the property is the person re-shaping, removing, or relocating the tree." Other entities providing these services on these properties shall be licensed by the City of Balcones Heights.
5. Discussion and possible action to establish Preliminary Plan Review Application, Process, and Fees.
6. Discussion and possible action to establish a local requirement that any structure 5,000 sq. ft. or more requires that a Registered Architect prepare the documents.
7. Discussion and possible action to create a "freeway signage" standard for commercial properties with entrances off of the TXDOT I-10 and Loop 410 frontage roads.
8. Discussion and possible action to Clarify 4.3.1 as it pertains to TI space.
9. Discussion and possible action to clarify Religious uses in Mixed-Use areas.

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- 10. Discussion and possible action to review the list from Councilman Matthies, each item separate (see attachment).
- 11. Commission will consider, review, and may take **ACTION** on Special Use Permit Application and Fees approval.
- 12. Commission will consider, review, and may take **ACTION** on a Tree Preservation Permit – Application and Fees approval.
- 13. Commission will consider, review, and may take **ACTION** on Section 5.2.2 Home Occupations to establish fees for license.

ADJOURNMENT:

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

The City of Balcones Heights Planning and Zoning commission meeting is available to all persons regardless of disability. This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations, should you require special assistance, must be made 48 hours prior to this meeting. Braille is not available. Please contact the City Secretary's office at 735-9148 ext. 236 or write to 3300 Hillcrest Drive, Balcones Heights, Texas 78201.

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted at the City of Balcones Heights, Texas, a place convenient and readily accessible to the general public at all times, and said Notice was posted on the following date and time: **February 19, 2010 - 4:30 p.m. and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.**

City of Balcones Heights, Texas

**By: _____
DELIA FLORES, City Secretary**