

**NOTICE IS HEREBY GIVEN THAT  
THE CITY COUNCIL OF THE CITY OF LAKEWAY, TRAVIS COUNTY, TEXAS  
Will Meet in Regular Session on Monday, September 17, 2007 at 6:30 p.m.  
Lakeway City Hall, 1102 Lohmans Crossing Road, Lakeway, Texas**

**AGENDA**

*All items may be subject to action by City Council, pursuant to Ordinance No. 2001-10-29-1, Article VI.*

1. **Establish Quorum and Call to Order.**
2. **Pledge of Allegiance.**
3. **Citizens Participation.**
4. **Reports of Officers:**
  - Monthly Financial Report – Al Tyson, Assistant Treasurer
  - City Manager’s Monthly Report – Steve Jones
5. **Resolution supporting legislation and sales tax for Travis County Emergency Services District #6.**
  - Staff report
  - Citizen participation
  - Council discussion/action
6. **Consider Fiscal Year 2007/2008 Budget and Tax Rate:**
  - a) **Ordinance adopting the Budget for the period October 1, 2007 through September 30, 2008.**
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action
  - b) **Consider ratification of the Fiscal Year 2007/2008 Budget that raises more property taxes than the Fiscal Year 2006/2007 Budget.**
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action
  - c) **Ordinance adopting the General Fund and Debt Service Tax Rates for FY 2007/2008.**
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action

7. **Rezoning: Lakeway Regional Medical Center Development, 3000 RR 620 South.** Applicant Dan Brouillette, LRMC, LLC, requests the rezoning of approximately 54 acres of land as follows: La Piazza Lot 1 (3102 RR 620 South) from “MF, Multifamily” to “MMC, Major Medical Center,” Lavon Lots 1 and 2 (3012 and 3016 Flintrock Trace), and the Lakeway/Lohman’s Investments Tract (3301 Wild Cherry) from “C-1, Office/Retail” to “MMC, Major Medical Center.” ZAPCO recommends approval 7-0.
  - Staff report
  - Citizen participation/public hearing
  - Council discussion/action
  
8. **Annexation: 103.97 acres located southwest of the City, adjacent to the Highlands irrigation tract.** Applicant Haythem Dawlett, Rough Hollow Development Ltd., requests annexation of this property into the City of Lakeway. ZAPCO recommends approval 7-0.
  - Staff report
  - Citizen participation/public hearing
  - Council discussion/action
  
9. **Zoning: 103.97 acres located southwest of the City, adjacent to the Highlands irrigation tract.** Applicant Haythem Dawlett, Rough Hollow Development Ltd., requests zoning of “GUI, Governmental, Utility and institutional” for this newly annexed property. ZAPCO recommends approval 7-0.
  - Staff report
  - Citizen participation/public hearing
  - Council discussion/action
  
10. **Annexation: Highlands Boulevard, a 25.586 acre tract located west of the City, extending from the western city limit to Bee Creek Road.** Applicant Haythem Dawlett, Rough Hollow Development Ltd., requests annexation of this property into the City of Lakeway. ZAPCO recommends approval 7-0.
  - Staff report
  - Citizen participation/public hearing
  - Council discussion/action
  
11. **Final Plat: Highlands Boulevard.** Applicant Haythem Dawlett, Rough Hollow Development Ltd., requests approval of the final plat for Highlands Boulevard. ZAPCO recommends approval 7-0.
  - Staff report
  - Citizen participation/public hearing
  - Council discussion/action
  
12. **Annexation: Lakeway Highlands Phase 1 Section 1 (24.507 acres) and Phase 1 Section 2 (31.346 acres).** Applicant Haythem Dawlett, Las Ventanas Land Partners Ltd., requests annexation of this property into the City of Lakeway. ZAPCO recommends approval 7-0.
  - Staff report
  - Citizen participation/public hearing

- Council discussion/action
13. **Zoning: Lakeway Highlands Phase 1 Section 1 (24.507 acres) and Phase 1 Section 2 (31.346 acres).** Applicant Haythem Dawlett, Las Ventanas Land Partners Ltd., requests zoning of “R-3, Single Family Residential” for this newly annexed property. ZAPCO recommends approval 7-0.
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action
  14. **Final Plat: Lakeway Highlands Phase 1 Section 1 (24.507 acres).** Applicant Haythem Dawlett, Las Ventanas Land Partners Ltd., requests approval of the final plats for Lakeway Highlands Phase 1 Section 1. ZAPCO recommends approval 7-0.
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action
  15. **Final Plat: Lakeway Highlands Phase 1 Section 2 (31.346 acres).** Applicant Haythem Dawlett, Las Ventanas Land Partners Ltd., requests approval of the final plats for Lakeway Highlands Phase 1 Section 2. ZAPCO recommends approval 7-0.
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action
  16. **Consider approving Highlands Boulevard Participation Agreement.**
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action
  17. **Consider approving a resolution consenting to the annexation of land by Travis County Municipal Utility Districts No. 11, 12, and 13.**
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action
  18. **Final Plat: Cherry Knoll Farms.** Applicant Larry Aiken, Cherry Knoll LLC, requests approval of the final plat for Cherry Knoll Farms. ZAPCO recommends approval 7-0.
    - Staff report
    - Citizen participation/public hearing
    - Council discussion/action
  19. **Building Ordinance Amendments.** Proposed amendments to the Building Ordinance concerning variance requests, height determinations, administrative approval authority, and City Building Commission meetings.
    - Staff report

- Citizen participation/public hearing
- Council discussion/action

20. **Development Ordinance Amendment.** A proposed amendment to the Development Ordinance concerning tree removal permits. ZAPCO recommends approval 7-0.

- Staff report
- Citizen participation/public hearing
- Council discussion/action

21. **Fee Ordinance Amendment.** A proposed amendment to the Fee Ordinance concerning fees for variance requests.

- Staff report
- Citizen participation/public hearing
- Council discussion/action

22. **Consider renewing interlocal agreement with Village of Bee Cave for dispatch services.**

- Staff report
- Citizen participation
- Council discussion/action

**CONSENT AGENDA: All items may be approved by one Council vote. Members of the Council may pull items from the consent agenda for discussion.**

23. **Authorize the serving of alcoholic beverages and allowing live band/music** at the Patriots Fest, a celebration honoring our nation's heroes, on Saturday, October 20, 2007, from 6 p.m. to 10 p.m., at City Hall parking lot, 1102 Lohmans Crossing.

24. **Approve Action Minutes:** Special Work Sessions of August 6, 2007 and August 27, 2007 and Regular Meeting of August 20, 2007.

25. **Appointment to Boards and Commissions:**

- **Board of Ethics:**  
**Roy Beckelhymer, appointed by Swan**  
**Dick Drury, appointed by Neighbors**  
**LaNell Edwards, appointed by Foreman**  
**Perry Smith, appointed by Rhue**  
**Tom Brewer, appointed by DeOme**  
**Bob Berry, appointed by Karges**  
**Cole Rowland, appointed by Tye**
- **Bill Marquis, Member ZAPCO**
- **Duane Zimmerman, Member, Heritage Commission**

**END CONSENT AGENDA**

**26. Comments - Mayor and Councilmembers.**

**27. Adjourn.**

**Signed this the \_\_\_\_\_ day of September 2007.**

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**Steve Swan, Mayor**

Certification: I certify that the above notice of meeting was posted on the City of Lakeway Official Community Bulletin Board on the \_\_\_\_\_ day of September 2007 at \_\_\_\_\_ o'clock \_\_\_\_m. Council approved agendas and action minutes are available on line at [www.Cityoflakeway.com](http://www.Cityoflakeway.com). The City of Lakeway is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be made provided sufficient notification is given.

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**Linda Winn, City Secretary**