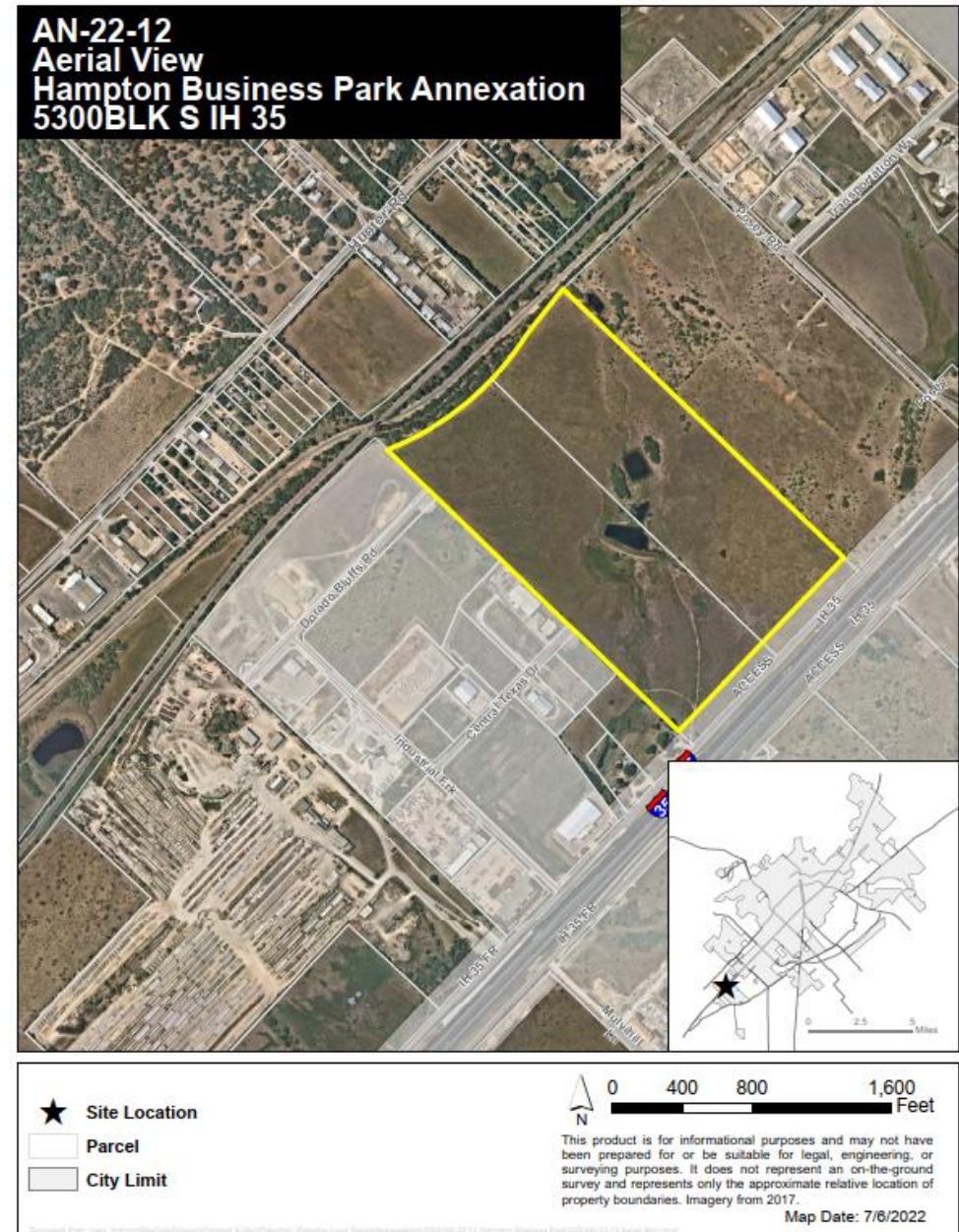# AN-22-12 (Hampton Business Park Annexation)

Receive a staff presentation and hold a Public Hearing to receive comments for or against Ordinance 2022- XX annexing into the City approximately 69.407 acres of land out of the William H. Van Horn Survey, generally located between I-35 south and the Union Pacific railroad, approximately 1,000 ft south of Posey Road (Case No. AN-22-12 Hampton Business Park); including procedural provisions; and providing an effective date; and consider approval of Ordinance 2022-XX, on the first of two readings.

Context:

- Approximately 69 acres

- Located on the I-35 S Frontage road, between Posey and H&H Industrial Parks.

- Adjacent I-35 ROW is already within the City limits.

- Utilities
  - Pedernales Electric
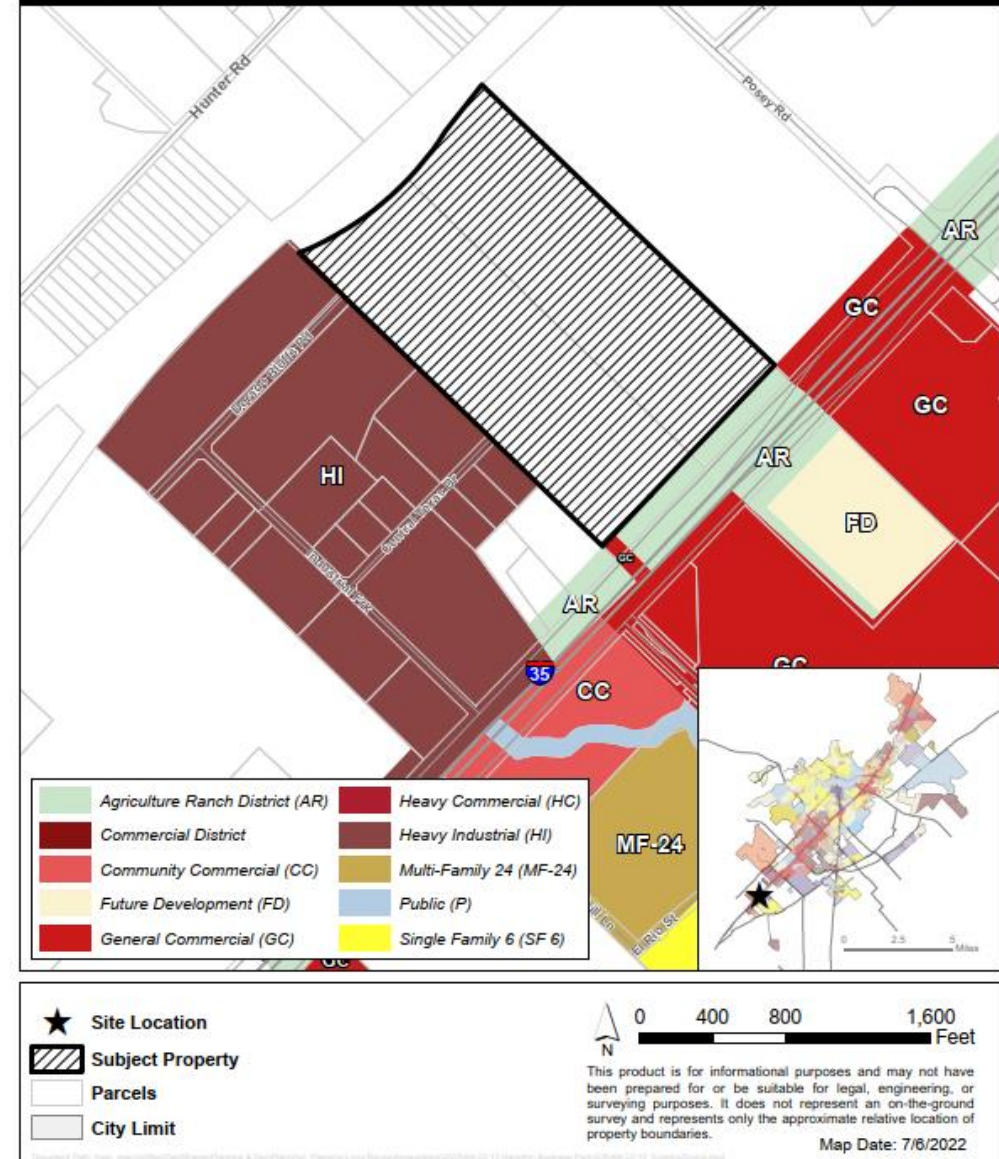 - City Water and Wastewater (proposed)

AN-22-12
Aerial View
Hampton Business Park Annexation
5300BLK S IH 35

★ Site Location
☐ Parcel
☐ City Limit

0   400   800   1,600 Feet

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries. Imagery from 2017.

Map Date: 7/6/2022

tx.gov

Context:

- Accompanied by 3 separate zoning change requests

  - ZC-22-25: Heavy Industrial (7.25 acres)
  - ZC-22-26: Light Industrial (1.95 acres)
  - ZC-22-27: Heavy Commercial (15.6 acres)
  - *1.1 acres on SW corner has no accompanying zoning request (will remain "FD")*

AN-22-12
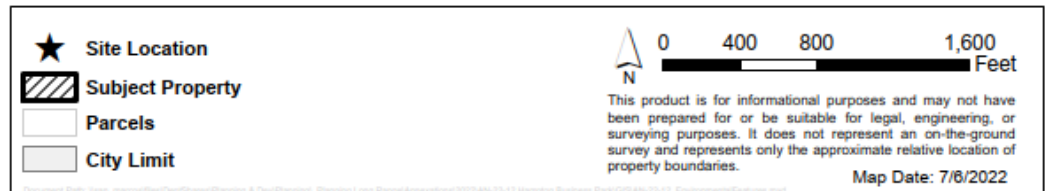Existing Zoning
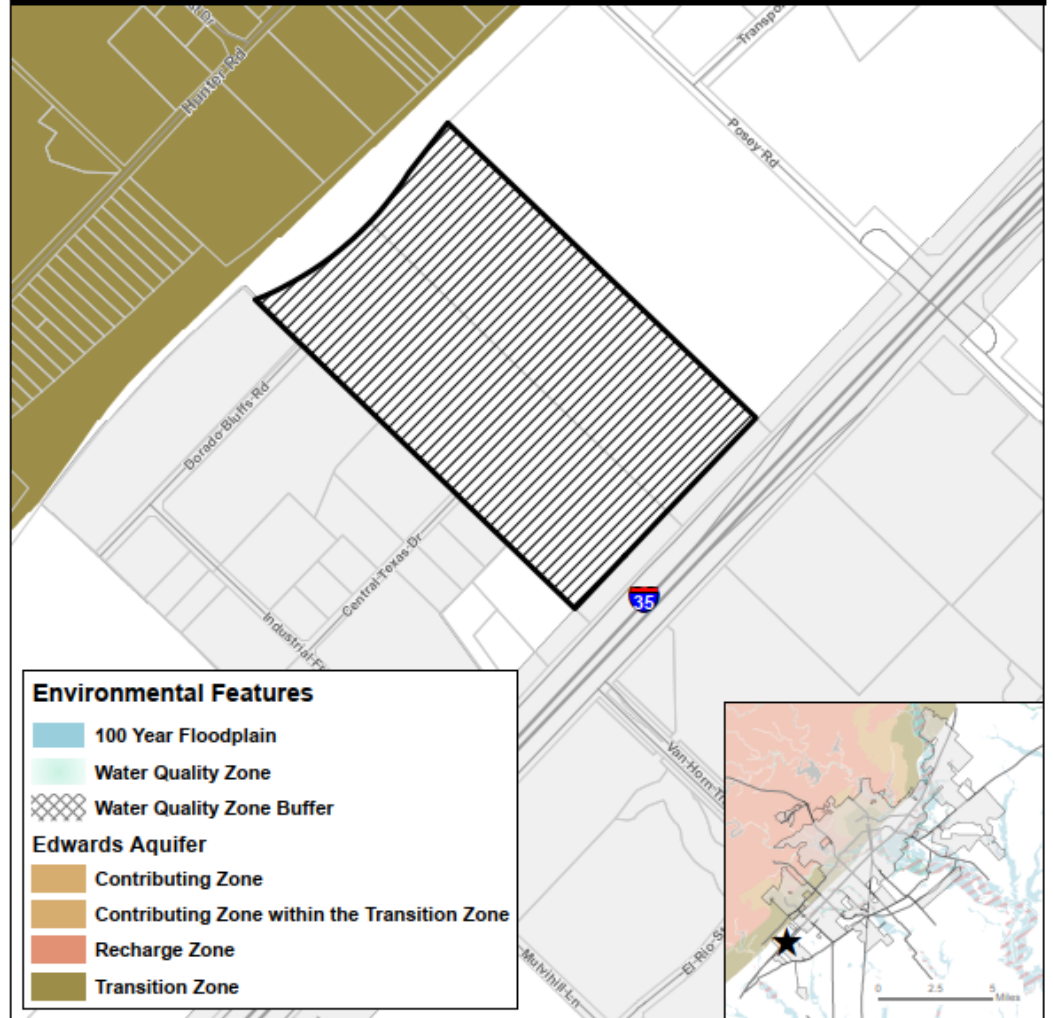Hampton Business Park Annexation - 5300BLK S IH 35
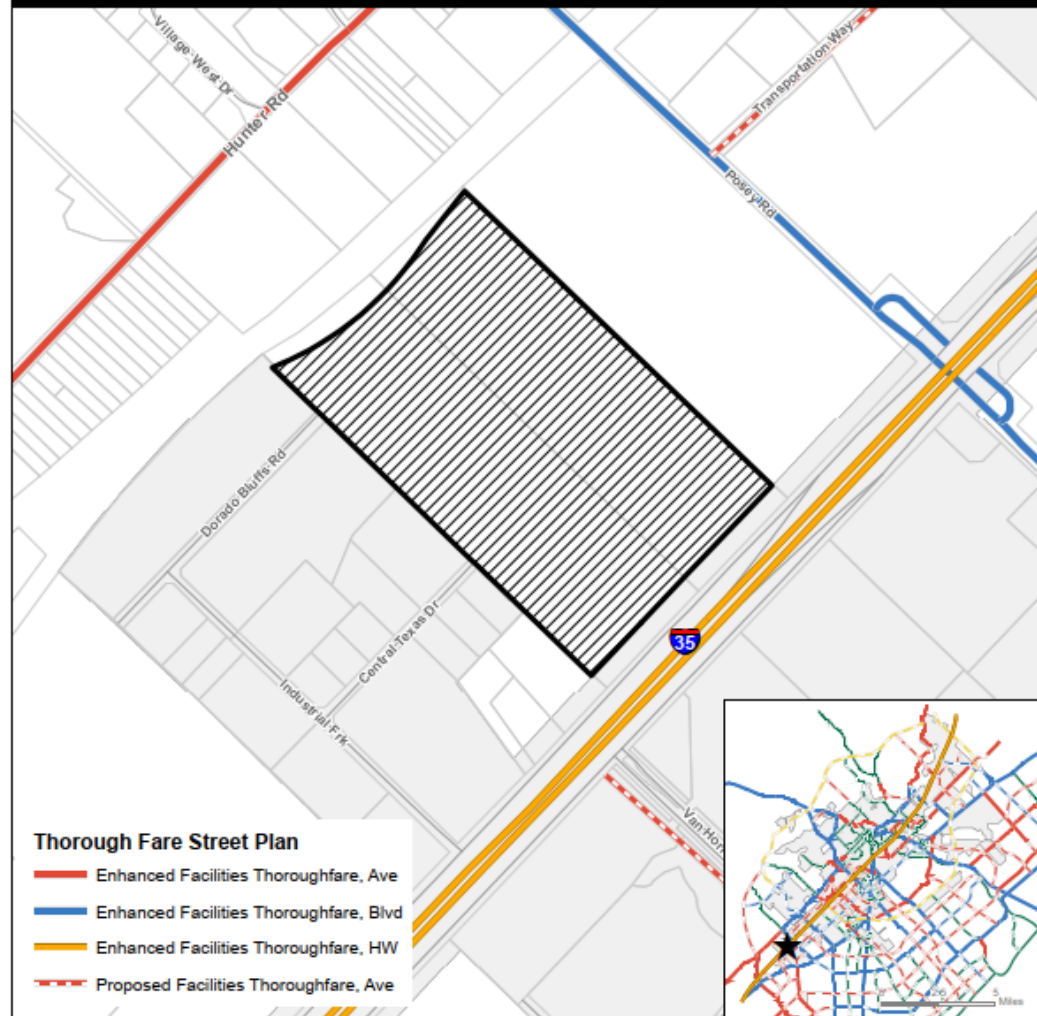
Environmental Features

- Not located within the floodway or 100-year floodplain.

- Not located within the Edwards Aquifer Recharge Zone, Contributing Zone, or Transition Zone.

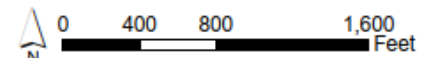- Majority of site shown as "least-moderately constrained" on the Land Use Suitability Map.

AN-22-12
Transportation Master Plan
Hampton Business Park Annexation— 5300BLK S IH 35

Thorough Fare Street Plan
- —— Enhanced Facilities Thoroughfare, Ave
- —— Enhanced Facilities Thoroughfare, Blvd
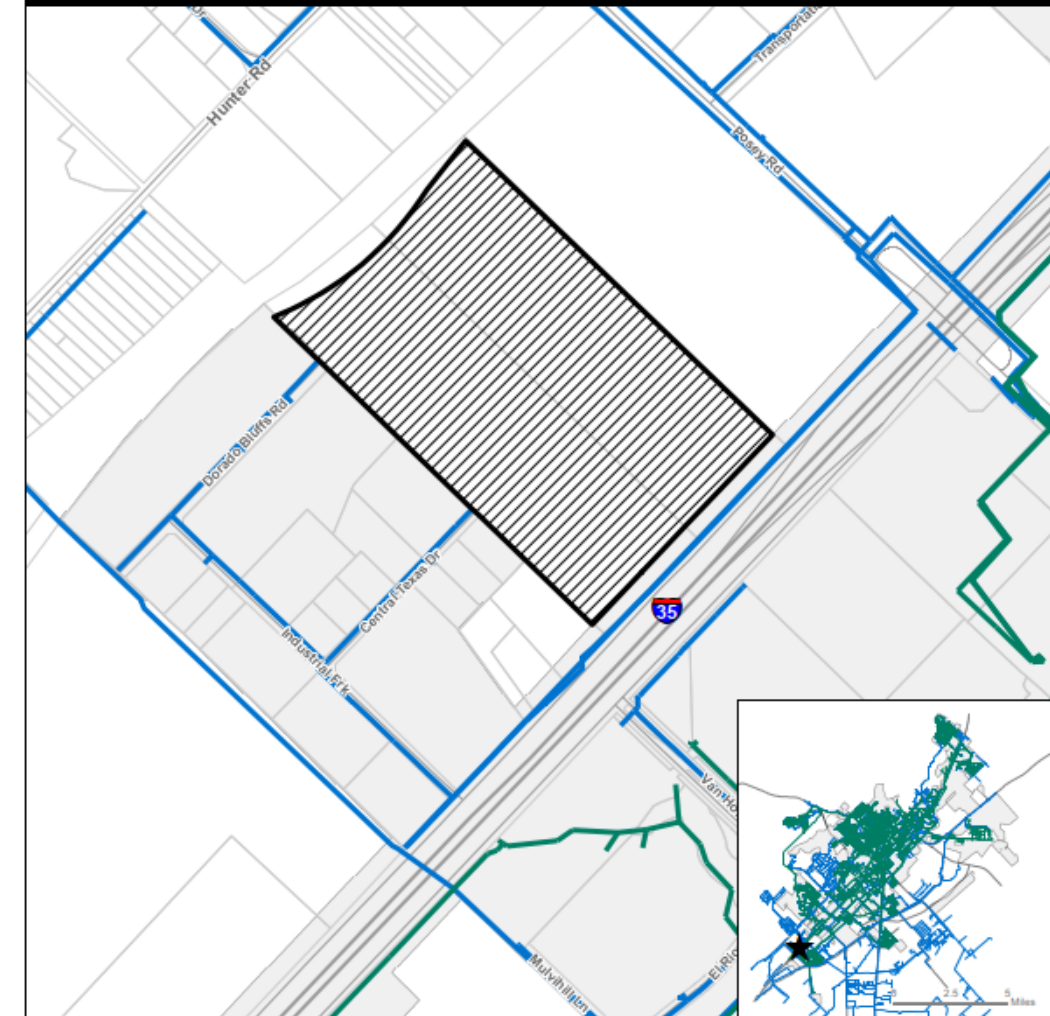- —— Enhanced Facilities Thoroughfare, HW
- --- Proposed Facilities Thoroughfare, Ave

★ Site Location
▨ Subject Property
☐ Parcels
☐ City Limit
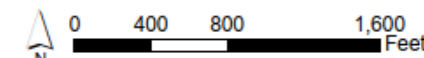
0 400 800 1,600 Feet

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Map Date: 5/11/2022

AN-22-12
Water/Wastewater Lines
Hampton Business Park Annexation — 5300BLK S IH 35

★ Site Location
▨ Subject Property
☐ Parcels
☐ City Limit
—— Sanitary Main
—— Water Main

0 400 800 1,600 Feet

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Map Date: 5/11/2022

Annexation and Zoning Schedule

Annexation Schedule

- **City Council Resolution (Approval of Service Agreement and set a public hearing date):** June 7, 2022

- **City Council Ordinance 1st Reading (Public Hearing):** Aug 16, 2022 *(Today)*

- **City Council Ordinance 2nd Reading:** Sep 6, 2022

Zoning Schedule

- **Planning and Zoning Commission (Public Hearing):** July 12, 2022

- **City Council Ordinance 1st Reading (Public Hearing):** Aug 16, 2022 *(Today)*

- **City Council Ordinance 2nd Reading:** Sep 6, 2022

Recommendation

- Staff recommends **<u>approval</u>** of the request as presented.