



AN-23-11

Sahota Center at Rattler Rd Annexation

Receive a staff presentation and hold a Public Hearing to receive comments for or against Ordinance 2023- XX annexing into the City approximately 6.26 acres of land, more or less, out of the Cyrus Wickson Survey in Hays County, TX, generally located south of the intersection between Rattler Rd and East McCarty Lane/FM 110, including procedural provisions; and providing an effective date; and consider approval of Ordinance 2023-XX, on the first of two readings.

Context

Applicant requesting two zoning districts:

- “CM” Commercial (ZC-23-26)
- “HC” Heavy Commercial (ZC-23-27)

Adjacent Right of Way is currently in City limits

Service Plan (attached)

Water: City of San Marcos

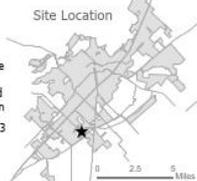
Sewer: City of San Marcos

Electric: Bluebonnet



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.

Date: 11/22/2023



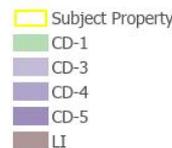
Context

Surrounding Zoning

- Light Industrial
- Character District-4
- ETJ (No Zoning)

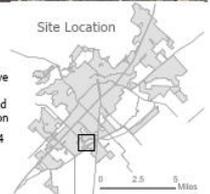
Surrounding Uses

- Rural residential
- Industrial Park (under development)
- Vacant/ Agricultural



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Date: 1/22/2024



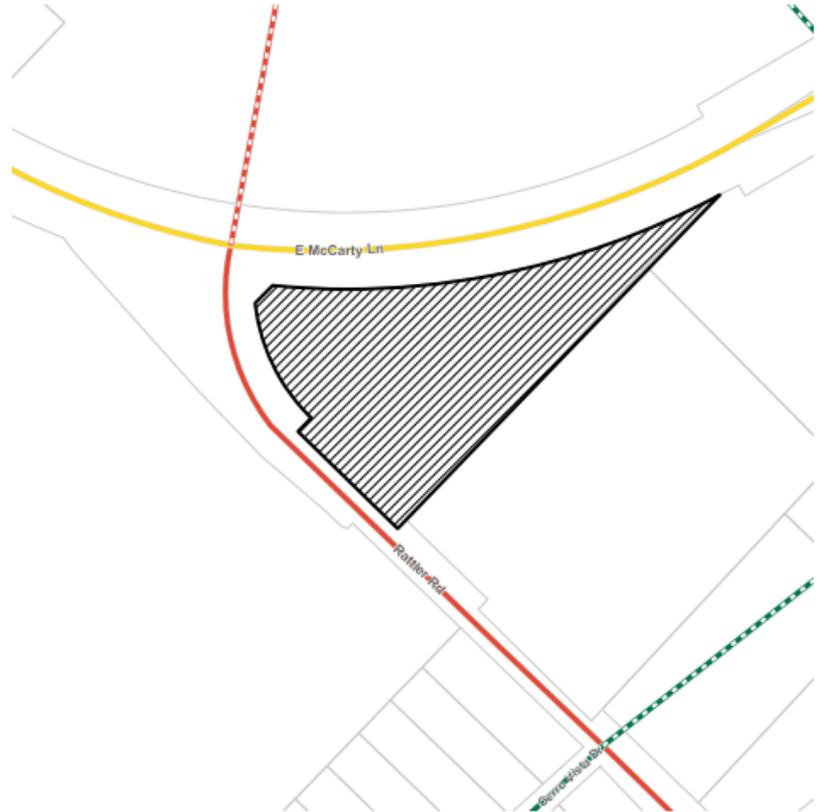


- Subject Property
- Sanitary Main Active
- Sanitary Main Proposed
- Potable Water Main Active
- Potable Water Main Proposed
- Parcels

0 125 250 500 Feet

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Date: 12/28/2023



- Subject Property
- Enhanced, Ave
- Proposed, Ave
- Enhanced, Blvd
- Proposed, Blvd
- Enhanced, HW
- Proposed, Pkwy
- Enhanced, Pkwy
- Proposed, St

0 125 250 500 Feet

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Date: 12/28/2023



Annexation and Zoning Schedule



Annexation Schedule:

- **City Council Resolution (Approval of Service Agreement and set public hearing date):** Dec 19, 2023
 - **City Council Ordinance 1st Reading (Public Hearing):** February 6, 2024
 - **City Council Ordinance 2nd Reading:** February 20, 2024
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Zoning Schedule:

- **Planning and Zoning Commission (Public Hearing):** January 23, 2024
- **City Council Ordinance 1st Reading (Public Hearing):** February 6
- **City Council Ordinance 2nd Reading:** February 20, 2024

Recommendation



- Staff recommends approval of AN-23-11 as presented.