



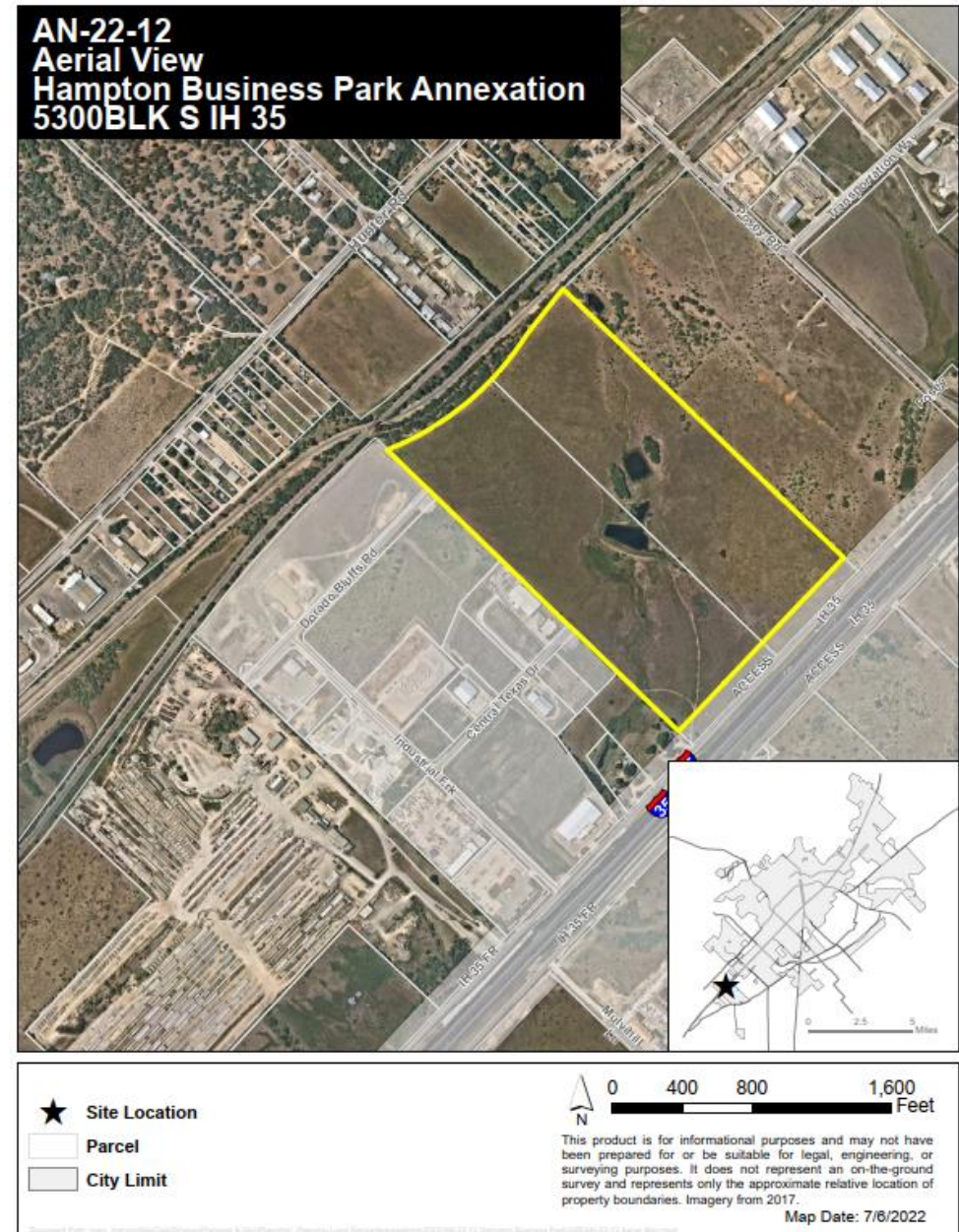
AN-22-12 (Hampton Business Park Annexation)

Consider approval of Ordinance 2022-65, on the second of two readings, annexing into the City approximately 69.407 acres of land, generally located between I-35 South and the Union Pacific railroad, approximately 1,000 feet south of Posey Road in Case No. AN-22-12; including procedural provisions; and providing an effective date; and consider approval of Ordinance 2022-65, on the second 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)

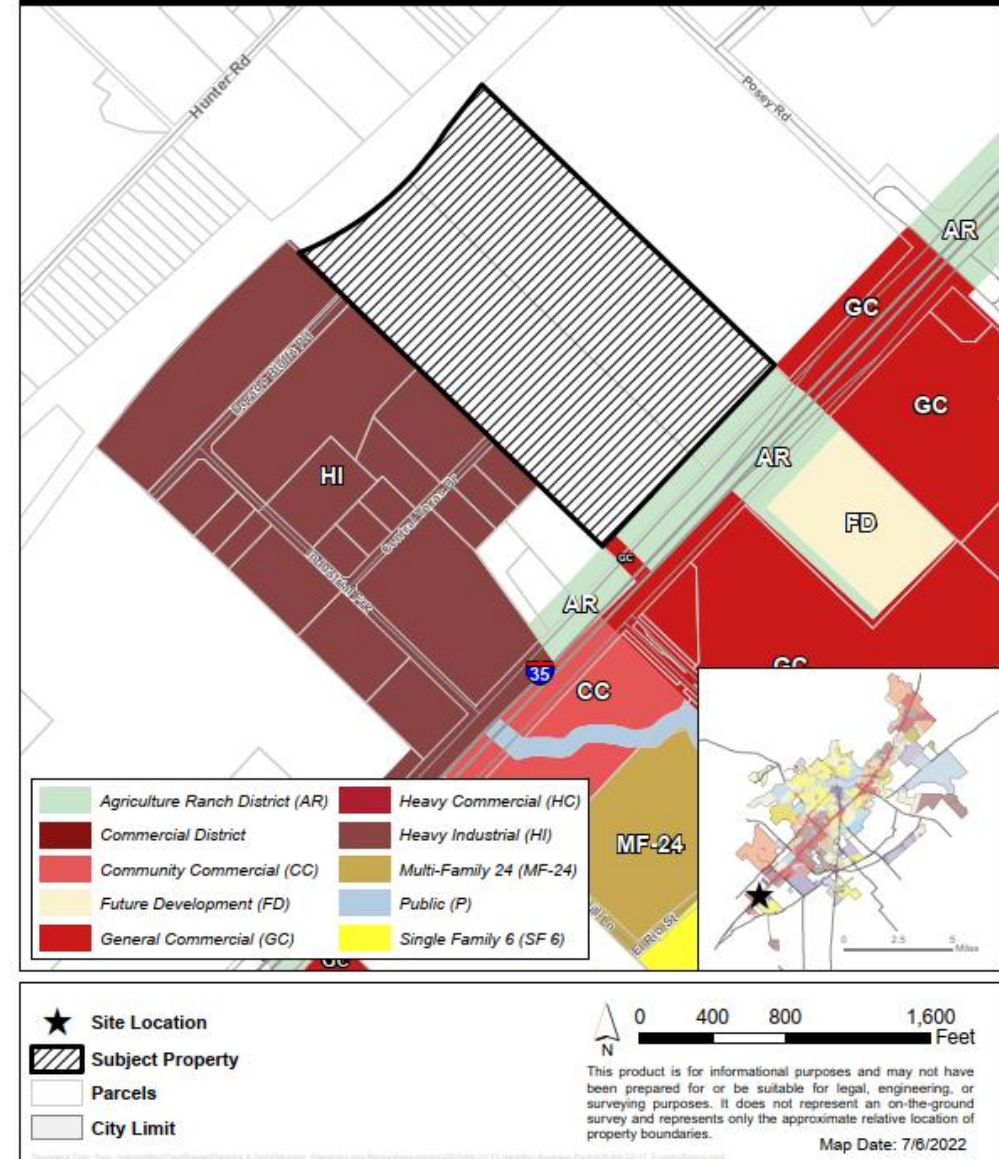




Context:

- Accompanied by 3 separate zoning change requests
 - ZC-22-25: Heavy Industrial (7.25 acres)
 - ZC-22-26: Light Industrial (48.7 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

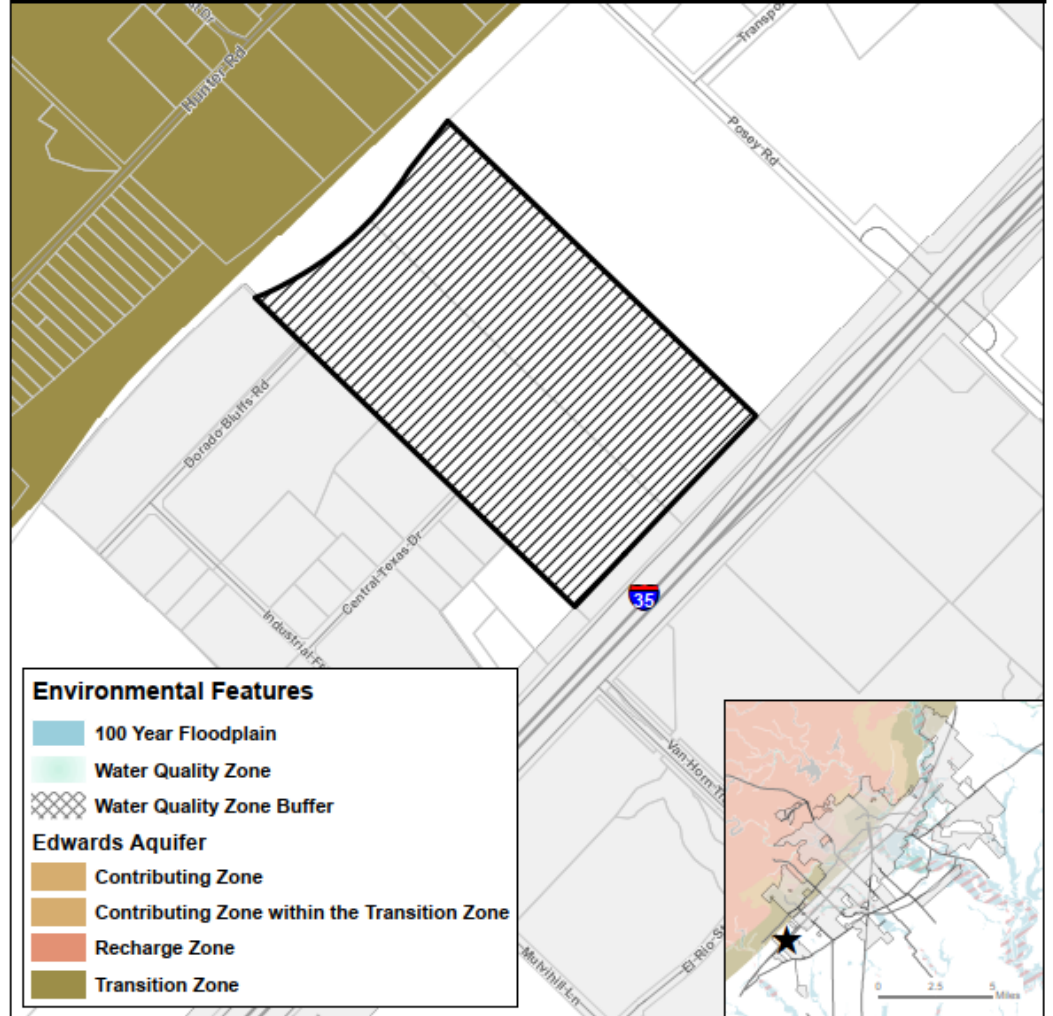




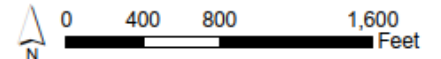
Environmental Features

- 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 Environmental Features Hampton Business Park — 5300BLK S IH 35



- ★ Site Location
- ▨ Subject Property
- Parcels
- City Limit

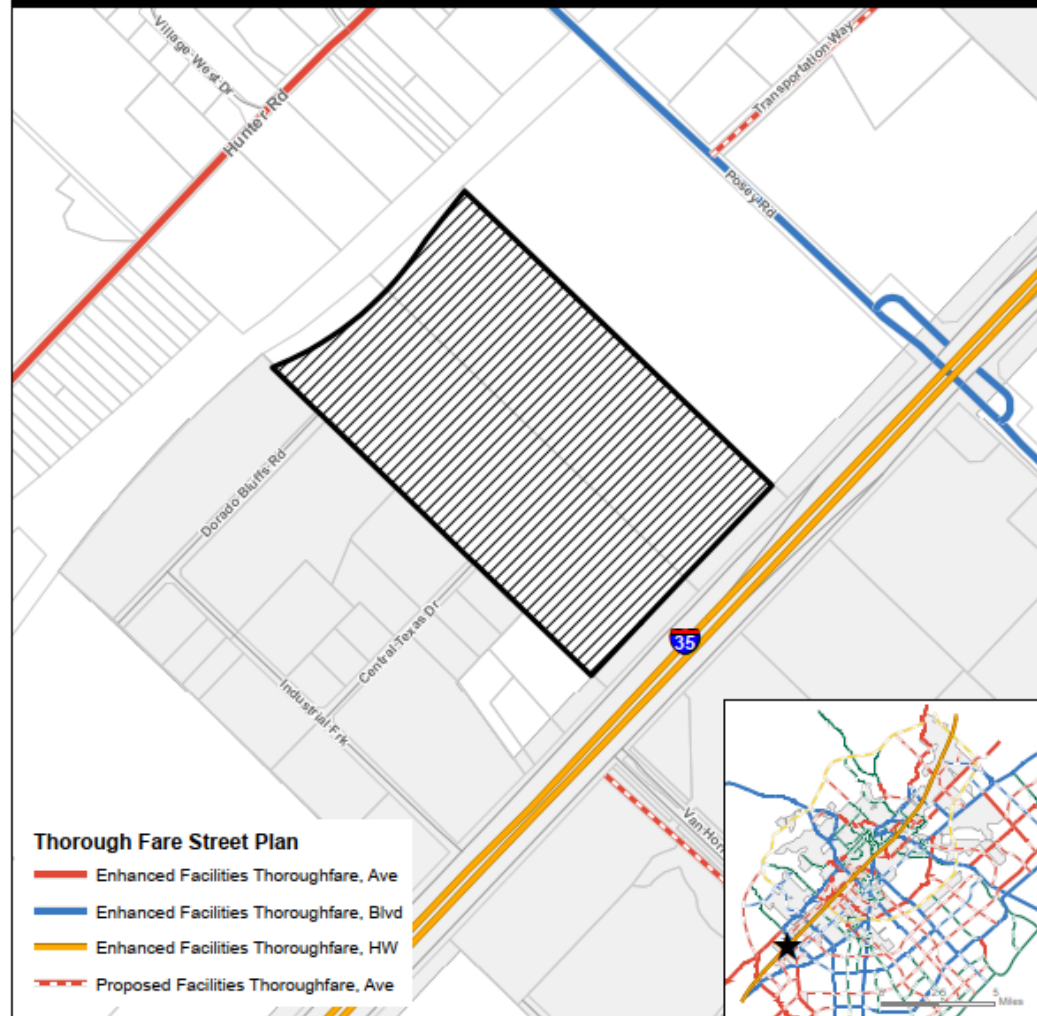


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Map Date: 7/6/2022



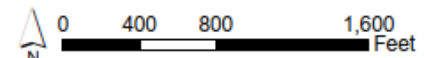
AN-22-12 Transportation Master Plan Hampton Business Park Annexation— 5300BLK S IH 35



Thorough Fare Street Plan

- Enhanced Facilities Thoroughfare, Ave
- Enhanced Facilities Thoroughfare, Blvd
- Enhanced Facilities Thoroughfare, HW
- Proposed Facilities Thoroughfare, Ave

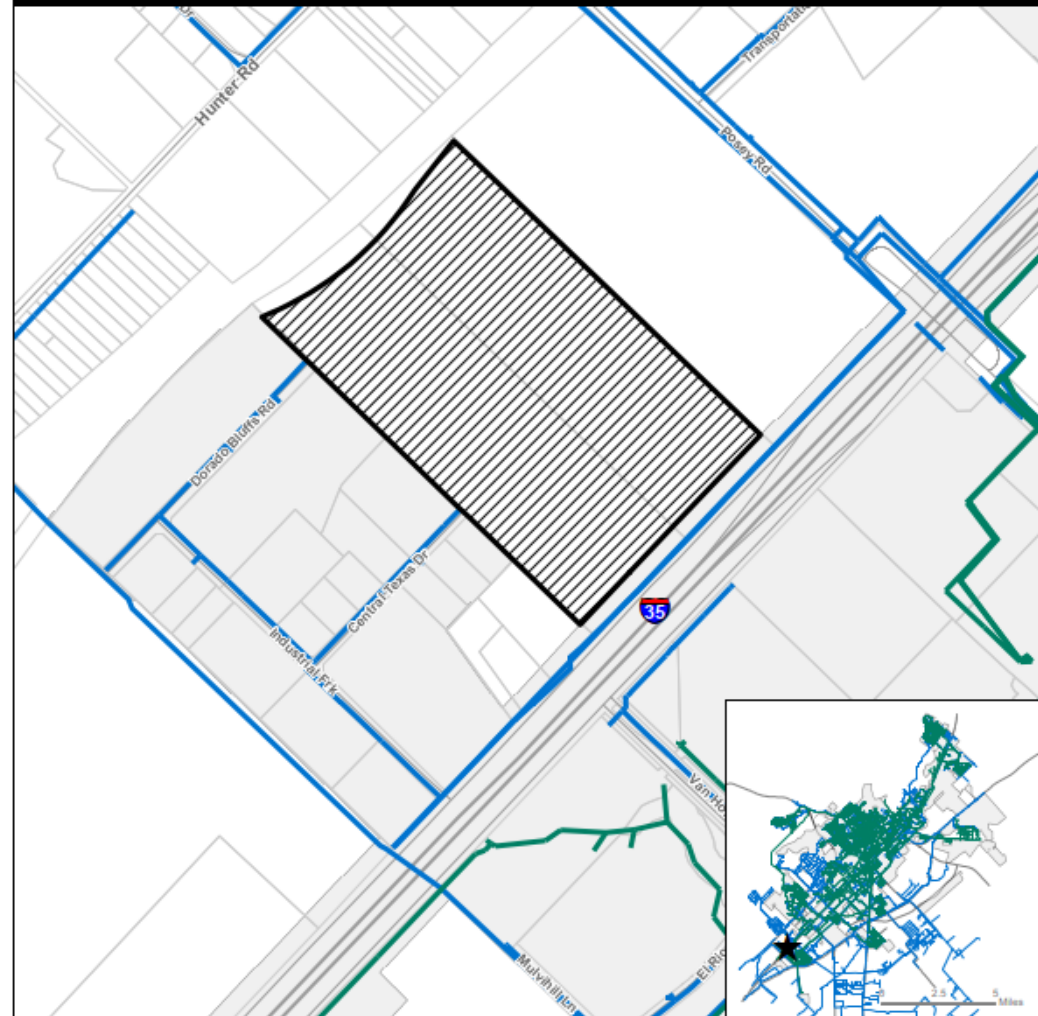
- ★ Site Location
- ▨ Subject Property
- Parcels
- City Limit



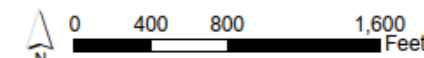
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Map Date: 5/11/2022

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



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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
 - **City Council Ordinance 2nd Reading:** Sep 20, 2022 (*Today*)
-

Zoning Schedule

- **Planning and Zoning Commission (Public Hearing):** July 12, 2022
- **City Council Ordinance 1st Reading (Public Hearing):** Aug 16, 2022
- **City Council Ordinance 2nd Reading:** Sep 20, 2022 (*Today*)



Recommendation

- Staff recommends **approval** of the request as presented.