



Public Hearing

AN-22-05

Centerpoint Commons Annexation

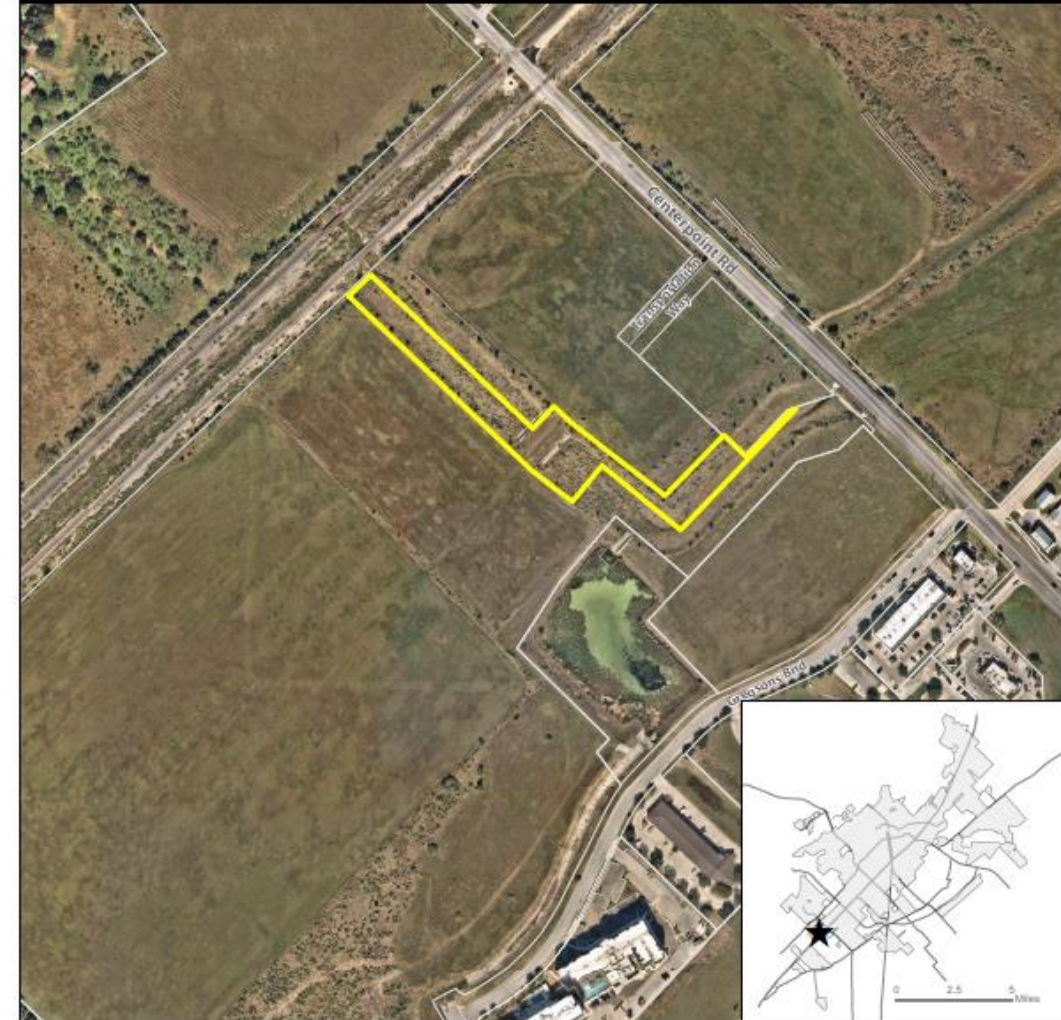
Consider approval of Ordinance 2022-08, on the second of two readings, annexing into the City approximately 2.527 acres of land generally located on Centerpoint Rd approximately 340' northwest of the intersection between Centerpoint Rd and Gregson's Bend in Case No. AN-22-05; including procedural provisions; and providing an effective date.



Context:

- Approximately 2.57 acres
- Part of the wider zoning request included in application ZC-21-26 (total 70.894 acres) for Planning Area/ GC/ FD to CD-5 (former Sportsplex site).
- Proposed Utilities
 - Pedernales Electric
 - City Water and Wastewater

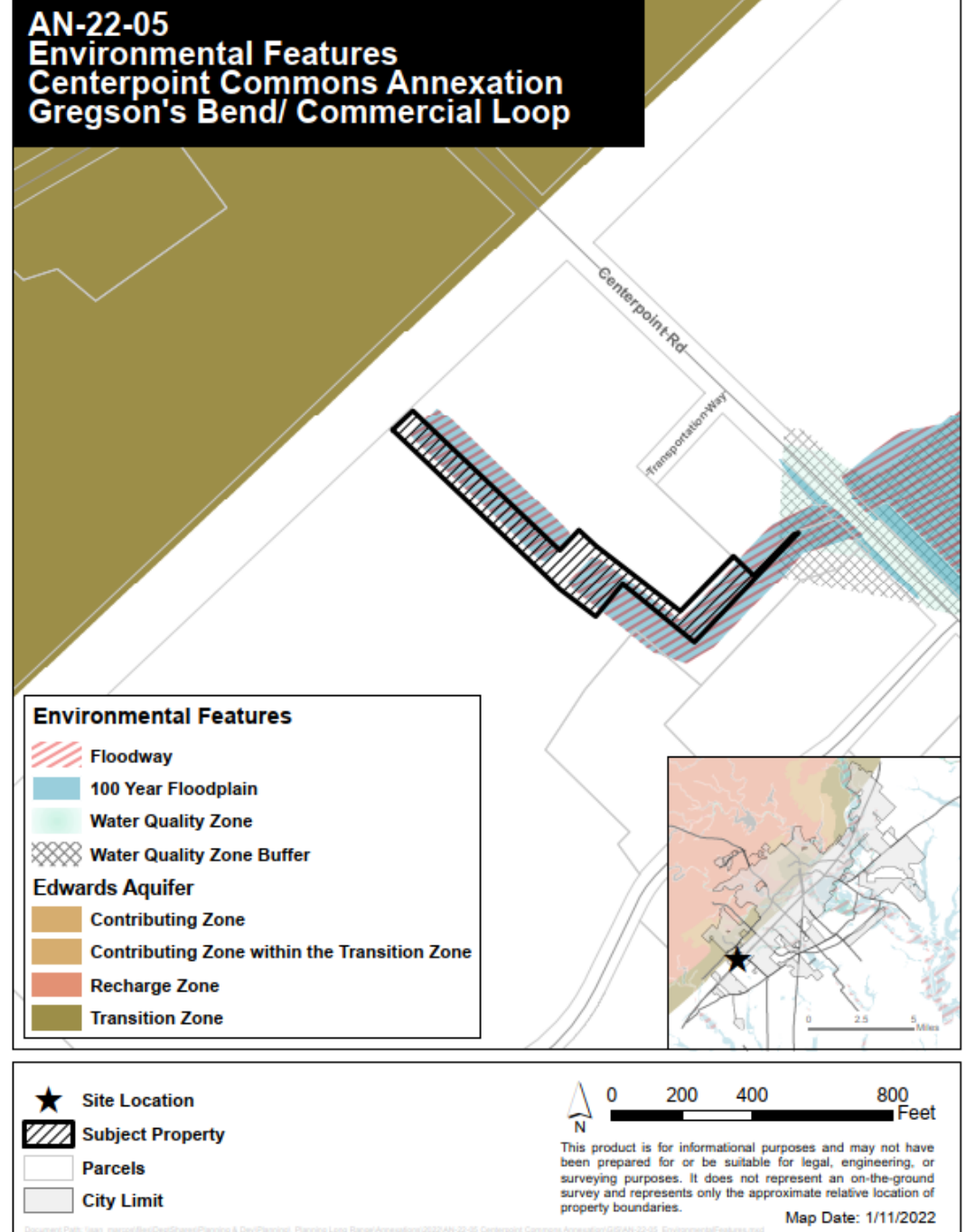
AN-22-05 Aerial View Centerpoint Commons Annexation - Centerpoint Rd





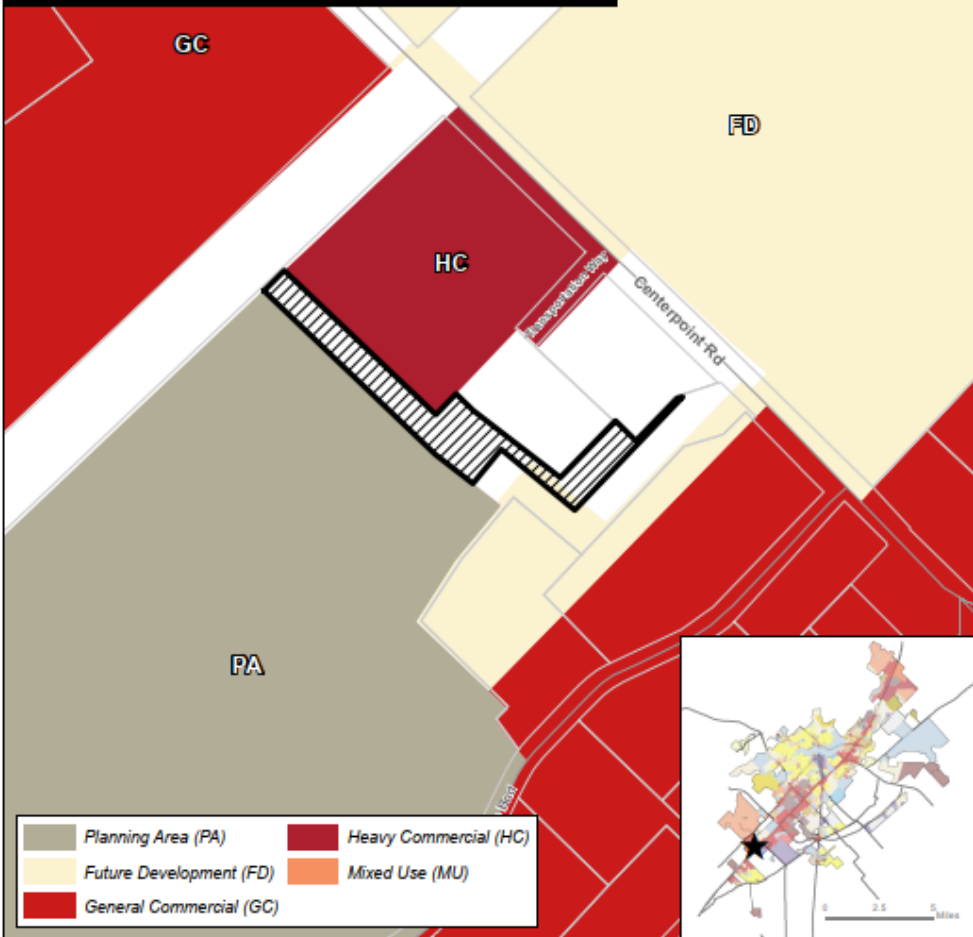
Environmental Features

- Majority of the 2.57 acres is located in the floodway
- Floodway contained within a dedicated drainage easement recorded at the Hays County Clerks office and so development is not possible in this area.

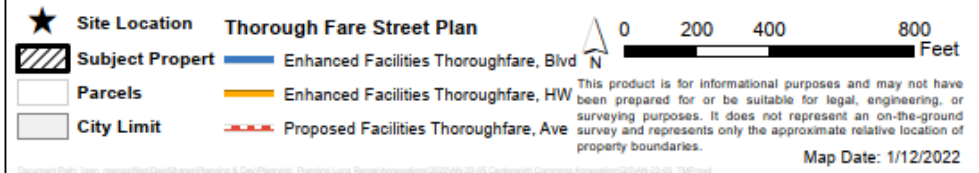
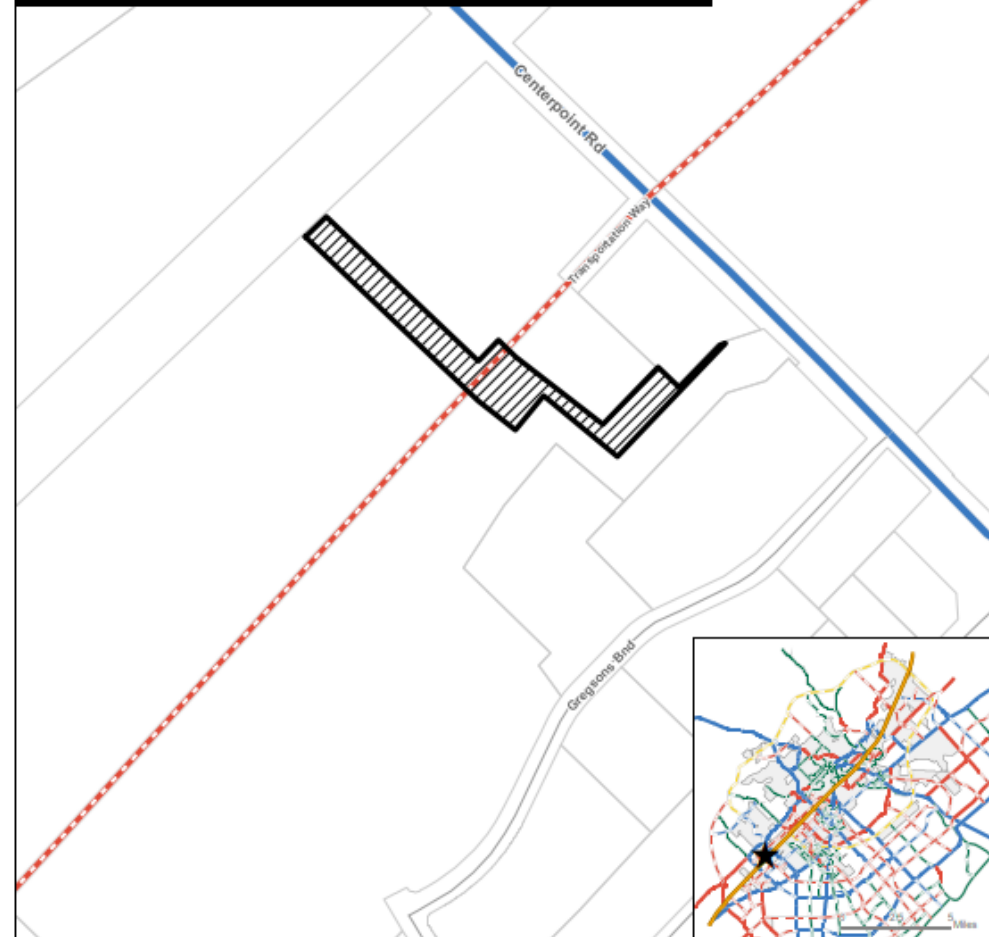




AN-22-05 Existing Zoning Centerpoint Commons Annexation Greggions Bend/Commercial Loop



AN-22-05 Transportation Master Plan Centerpoint Commons Annexation Greggions Bend/ Commercial Loop





AN-22-05 Water/Wastewater Lines Centerpoint Commons Annexation



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



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: 1/12/2022



Annexation and Zoning Schedule

Annexation Schedule

- **City Council Resolution (Approval of Service Agreement and set a public hearing date):** January 4, 2022
 - **City Council Ordinance 1st Reading (Public Hearing):** February 15, 2022
 - **City Council Ordinance 2nd Reading:** March 1st, 2022 (*Today*)
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Zoning Schedule

- **Planning and Zoning Commission (Public Hearing):** January 11, 2022
- **City Council Ordinance 1st Reading (Public Hearing):** February 15, 2022
- **City Council Ordinance 2nd Reading:** March 1st, 2022 (*Today*)



Recommendation

- Staff recommends approval of AN-22-05 as presented.