

ZONING CHANGE, OVERLAY OR ESTABLISHMENT OF A HISTORIC DISTRICT/LANDMARK APPLICATION



Updated: March, 2018

Case # ZC-____-____

CONTACT INFORMATION

Applicant's Name	Moeller & Associates ^{CO} James Ingalls, PE	Property Owner	Two Rivers Interests, LP
Applicant's Mailing Address	2021 W Hwy 46, Suite 105 New Braunfels, TX 78132	Owner's Mailing Address	1400 Post Oak Blvd, Suite 900 Houston, TX 77056
Applicant's Phone #	(830) 358-7127	Owner's Phone #	(713) 622-4040
Applicant's Email	jamesingalls@ma-tx.com	Owner's Email	jim@smithcodevelopment.com

PROPERTY INFORMATION

Subject Property Address(es): I 1800 ft Southeast of Redwood Road 123

Legal Description: Lot _____ Block _____ Subdivision _____

Total Acreage: 14.14 AC Tax ID #: R 15908

Preferred Scenario Designation: Medium Intensity Existing Zoning: OCU (currently annexing)

Existing Land Use(s): undeveloped

DESCRIPTION OF REQUEST

Proposed Zoning District(s): CD-5

Proposed Land Uses / Reason for Change: Proposed Multi-Family

AUTHORIZATION

All required application documents are attached. I understand the fees and the process for zoning and understand my responsibility to be present at meetings regarding this application.

MF-12, 18, 24 Filing Fee \$1,275 plus \$50 per acre Technology Fee \$11 MAXIMUM COST \$4,011

Other Districts Filing Fee \$1,000 plus \$100 per acre Technology Fee \$11 MAXIMUM COST \$3,011

Submittal of this digital Application shall constitute as acknowledgement and authorization to process this request.

To be completed by Staff: _____ Accepted By: _____ Date Accepted: _____

Proposed Meeting Date: _____ Application Deadline: _____

APPLY ONLINE – WWW.MYGOVERNMENTONLINE.ORG/

AGENT AUTHORIZATION TO REPRESENT PROPERTY OWNER

I, Jim Smith (Two Rivers Interests LP) (owner) acknowledge that I am the rightful owner of the property located at Redwood Rd, San Marcos, TX 78666 (See attached survey) (address).

I hereby authorize JAMES INGALLS (agent name) to serve as my agent to file this application for VOLUNTARY ANNEXATION / ZONING (application type), and to work with the Responsible Official / Department on my behalf throughout the process.

Signature of Property Owner:  Date: 4-17-18

Printed Name: JIM SMITH

Signature of Agent:  Date: 4-17-18

Printed Name: JAMES INGALLS

To be completed by Staff: Case # _____

**AGREEMENT TO THE PLACEMENT OF NOTIFICATION SIGNS
AND ACKNOWLEDGEMENT OF NOTIFICATION REQUIREMENTS**

The City of San Marcos Land Development Code requires public notification in the form of notification signs on the subject property, published notice, and / or personal notice based on the type of application presented to the Planning Commission and / or City Council.

- Notification Signs: if required by code, staff shall place notification signs on each street adjacent to the subject property and must be placed in a visible, unobstructed location near the property line. It is unlawful for a person to alter any notification sign, or to remove it while the request is pending. However, any removal or alteration that is beyond the control of the applicant shall not constitute a failure to meet notification requirements. ***It is the responsibility of the applicant to periodically check the sign locations to verify that the signs remain in place until final action is taken on the application and have not been vandalized or removed until after such final decision or when such application is withdrawn by the applicant. It is the responsibility of the applicant to immediately notify the Planning and Development Services Department of missing or defective signs.***
- Published Notice: if required by code, staff shall publish a notice in a newspaper of general circulation in accordance with City Codes and the Texas Local Government Code. ***If, for any reason, more than one notice is required to be published it may be at the expense of the applicant. The renotification fee shall be \$85 plus an \$11 technology fee.***
- Personal Notice: if required by code, staff shall mail personal notice in accordance with City Codes and the Texas Local Government Code. ***If, for any reason, more than one notice is required to be mailed it may be at the expense of the applicant. The renotification fee shall be \$85 plus an \$11 technology fee.***

I have read the above statements and agree to the required public notification, as required, based on the attached application. The City's Planning and Development Services Department staff has my permission to place signs, as required, on the property and I will notify City staff if the sign(s) is/are damaged, moved or removed. I understand the process of notification and public hearing and hereby submit the attached application for review by the City.

Signature: 

Date: 4-30-18

Print Name: JAMES INGALLS

To be completed by Staff: Case # _____ - _____ - _____