



Public Hearing

AN-21-10

HWY 123 Retail Annexation

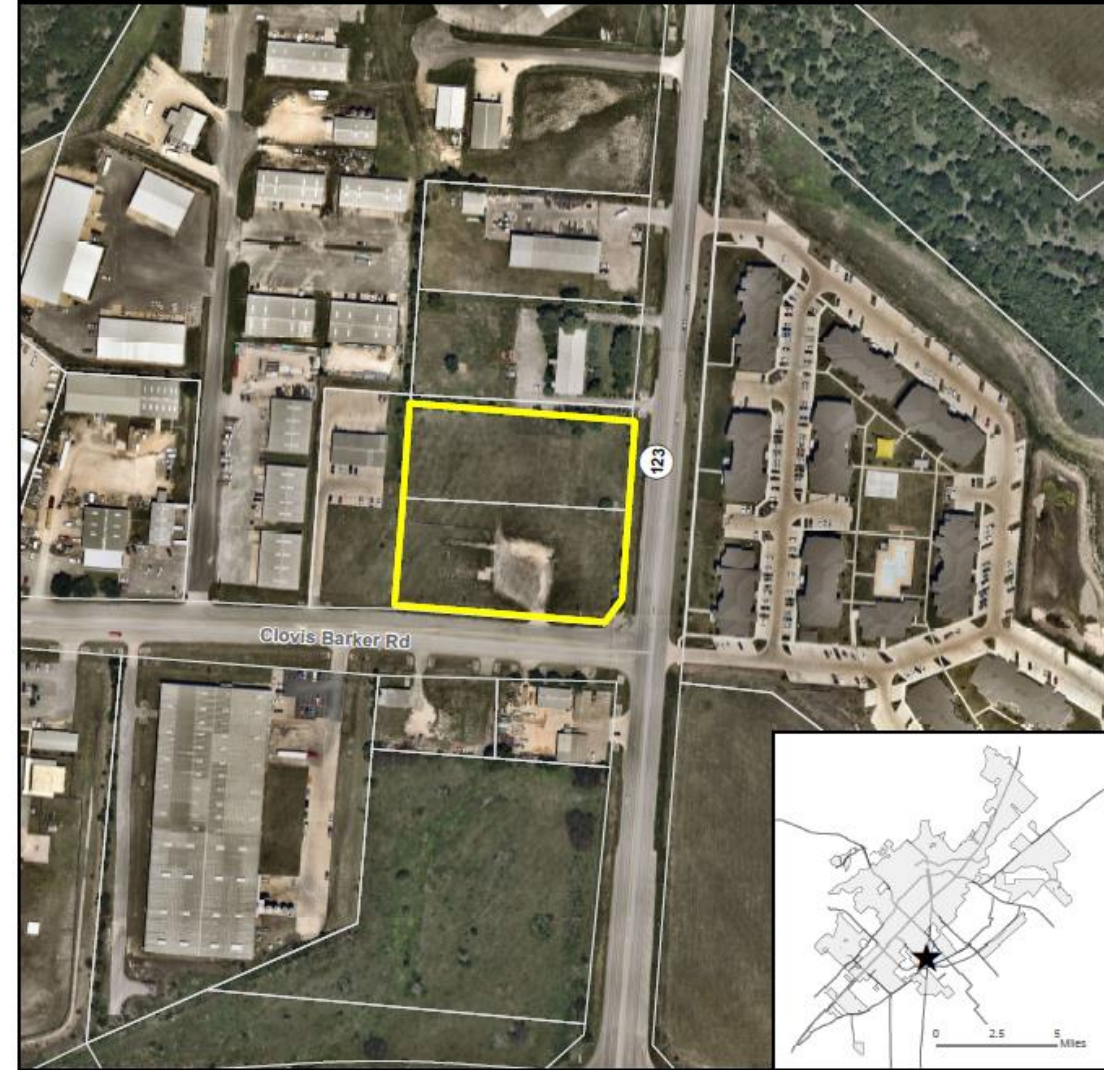
Receive a staff presentation and hold a Public Hearing to receive comments for or against Ordinance 2021-XX, annexing into the City approximately 3.60 acres of land out of the Cyrus Wickson Survey, Abstract 474, in Hays County, Texas, generally located at the northwest corner of the Hwy 123 and Clovis Barker Rd intersection and commonly known as 3030 and 3036 Hwy 123 (Case Number AN-21-10); including procedural provisions; and providing an effective date; and consider approval of Ordinance 2021-XX, on the first of two readings.



Context:

- Applicant proposing development of a gas station / convenience store
- Clovis Barker Rd & Hwy 123 Right-of-Way currently not within City Limits
- Applicant requesting Heavy Commercial (HC) Zoning
- Service Plan (attachment)

AN-21-10 Aerial View HWY 123 Retail Annexation — Hwy 123 and Clovis Barker Rd



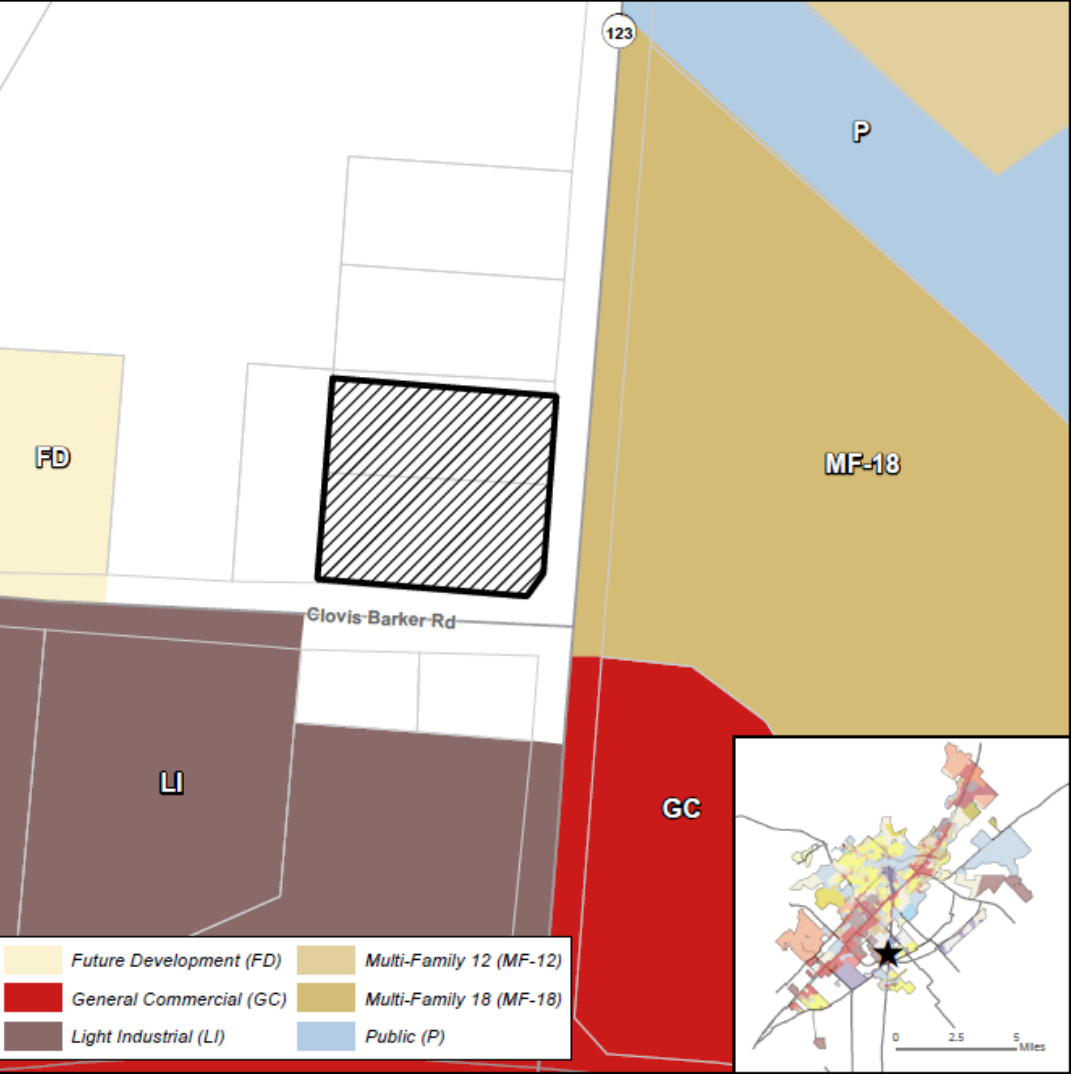
- ★ Site Location
- Subject Property
- Parcel
- City Limit



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.

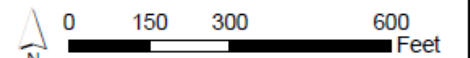
Map Date: 10/12/2021

AN-21-10
Existing Zoning
HWY 123 Retail Annexation — Hwy 123 & Clovis Barker Rd



- | | |
|-------------------------|-------------------------|
| Future Development (FD) | Multi-Family 12 (MF-12) |
| General Commercial (GC) | Multi-Family 18 (MF-18) |
| Light Industrial (LI) | Public (P) |

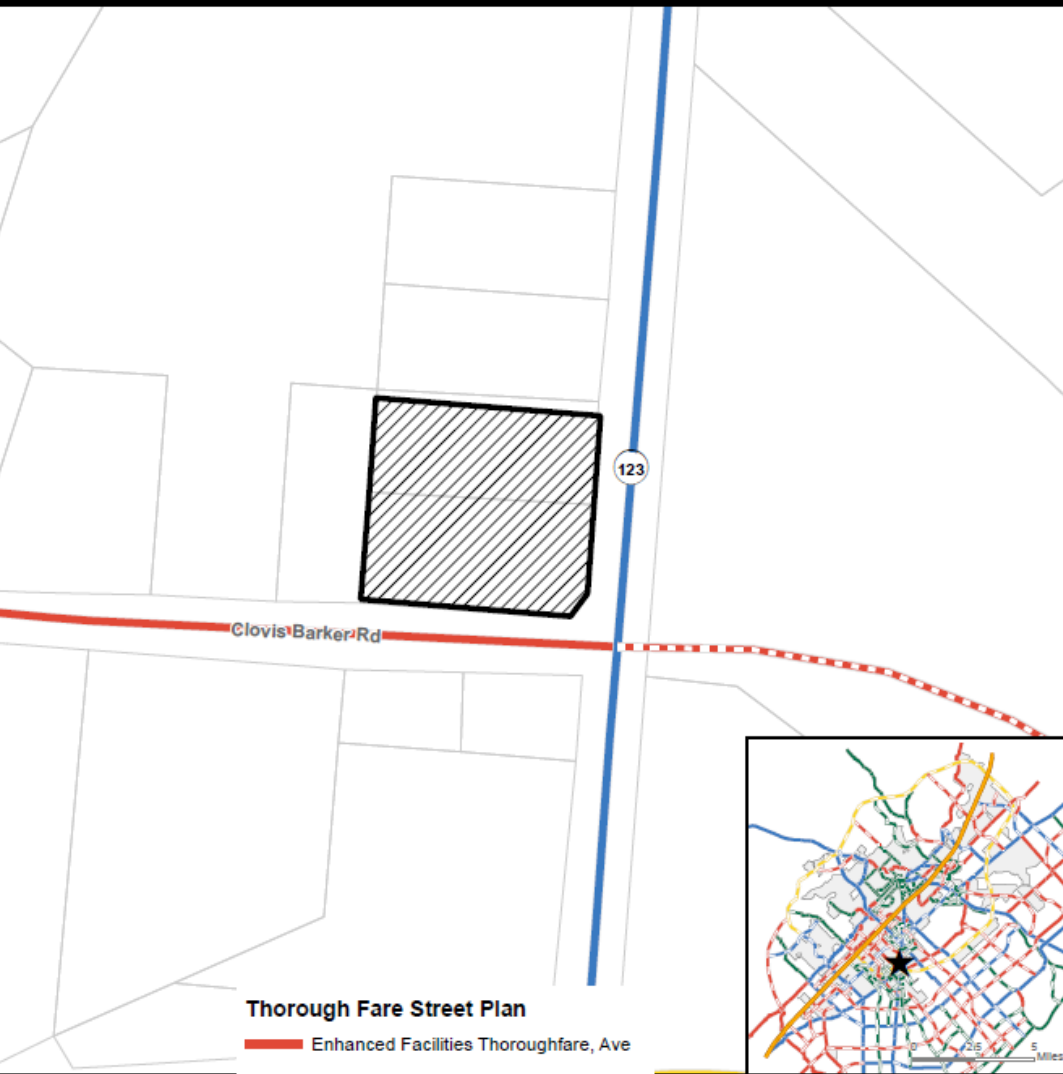
- Site Location
- Subject Property
- Parcels
- City Limit



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Map Date: 11/9/2021

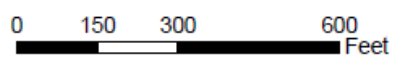
AN-21-10
Transportation Master Plan
HWY 123 Retail Annexation — Hwy 123 & Clovis Barker Rd



Thorough Fare Street Plan

- Enhanced Facilities Thoroughfare, Ave
- Enhanced Facilities Thoroughfare, Blvd
- Enhanced Facilities Thoroughfare, Pkwy

- Site Location
- Subject Property
- Parcels
- City Limit

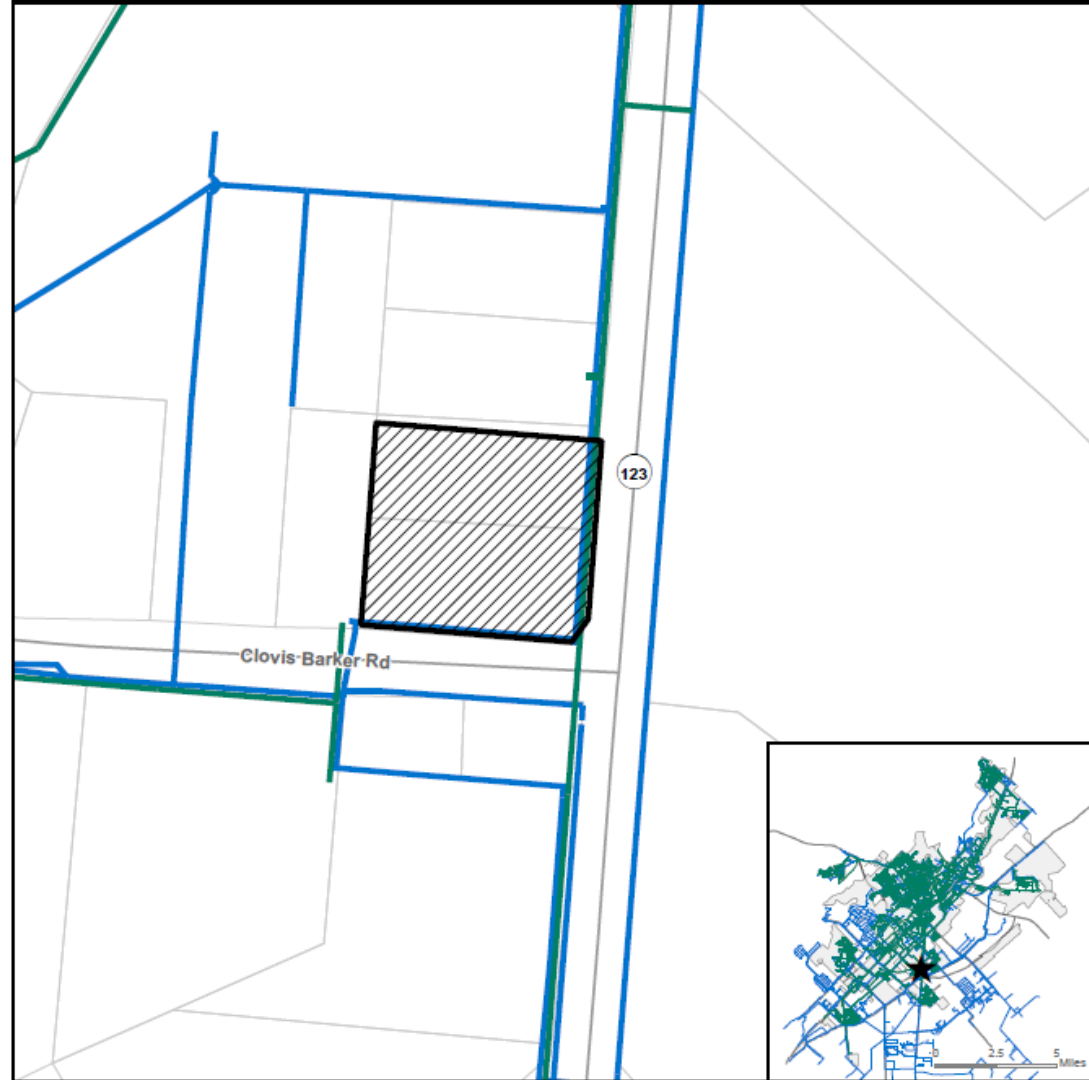


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Map Date: 11/9/2021



AN-21-10 Water/Wastewater Lines HWY 123 Retail Annexation — Hwy 123 & Clovis Barker Rd



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

- Sanitary Main
- Water Main



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Map Date: 11/9/2021

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Annexation and Zoning Schedule

Annexation Schedule

- **City Council Resolution (Approval of Service Agreement and set a public hearing date):** November 3, 2021
 - **City Council Ordinance 1st Reading (Public Hearing):** December 7, 2021 (*Today*)
 - **City Council Ordinance 2nd Reading:** January 18, 2021
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Zoning Schedule

- **Planning and Zoning Commission (Public Hearing):** December 14, 2021
- **City Council Ordinance 1st Reading (Public Hearing):** January 4, 2021
- **City Council Ordinance 2nd Reading:** January 18, 2021