



Public Hearing

AN-21-03

parcHAUS Annexation

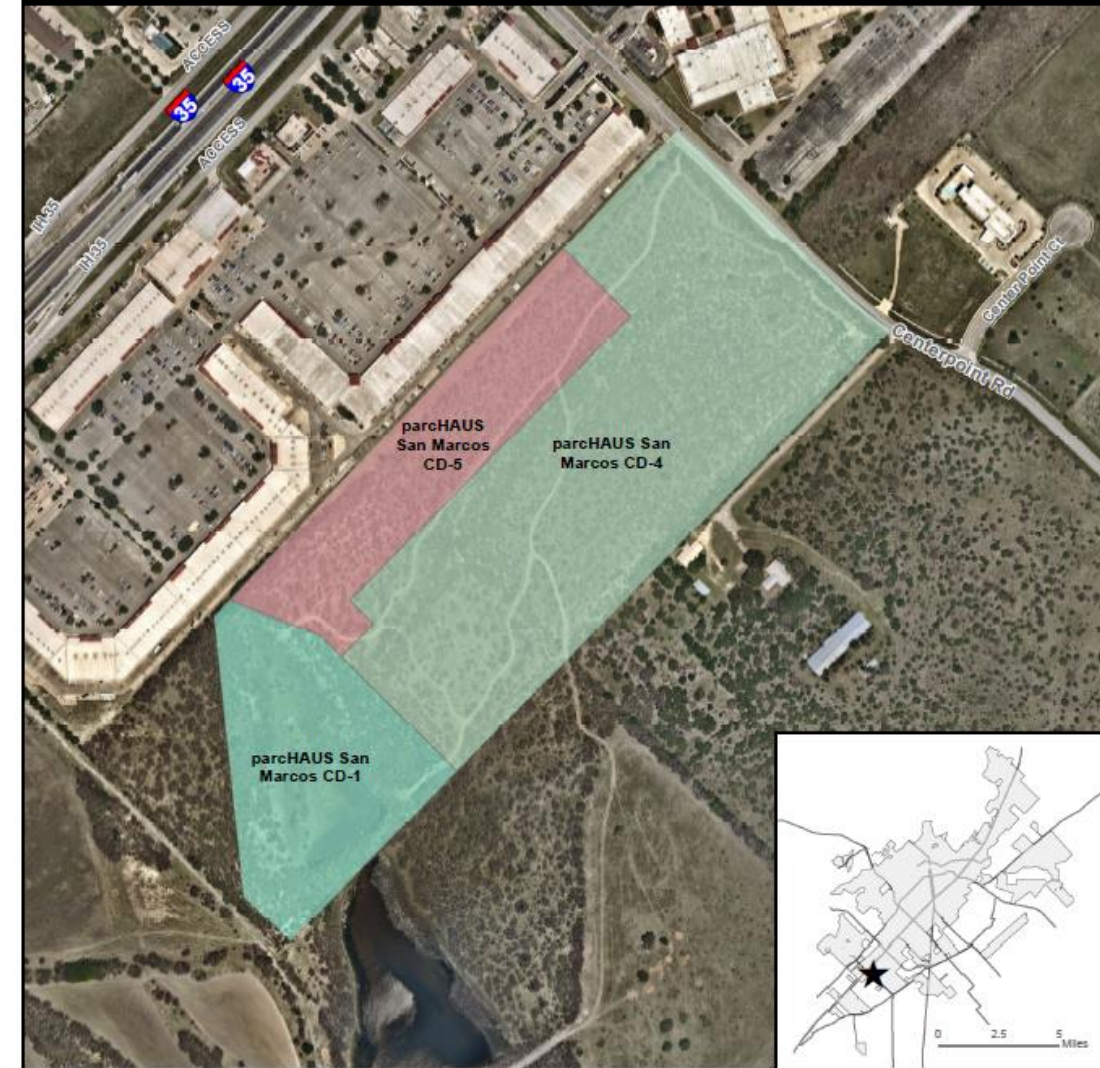
Consider approval of Ordinance 2021-40, on the second of two readings, annexing into the City approximately 21.73 acres of land generally located 1,500 feet West of the Centerpoint Road and Center Point Court Intersection in No. AN-21-03; including procedural provisions; and providing an effective date.



Related Applications

- ZC-21-06: 10.19 acres / CD-1
- ZC-21-07: 9.66 acres / CD-5
- ZC-21-08: 29.66 acres / CD-4

AN-21-03 Related Zoning Applications parcHAUS — Centerpoint Rd adjacent to Outlet Mall



- AN-21-03 & ZC-21-06 CD-1
- ZC-21-07 CD-5
- ZC-21-08 CD-4



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 2014.

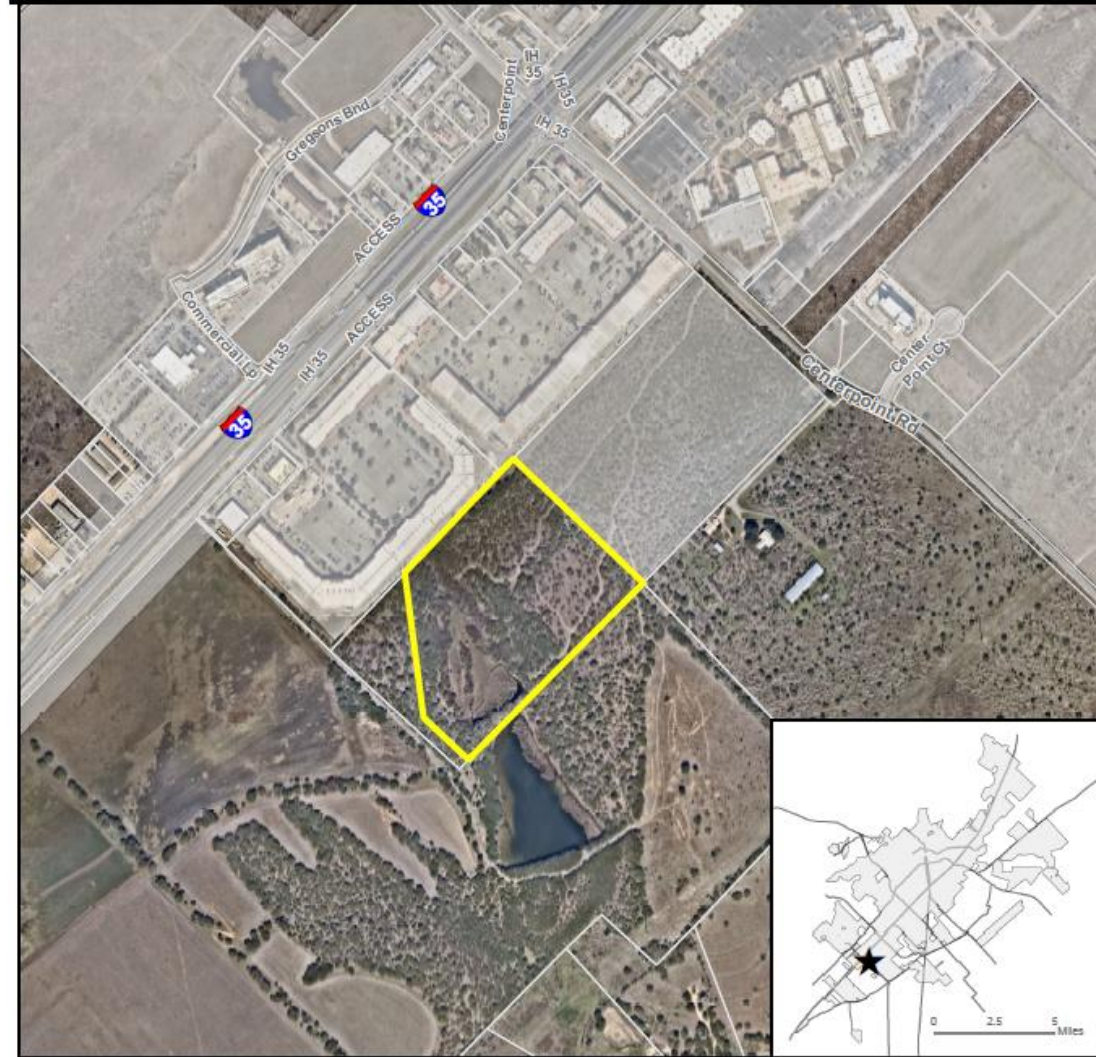
Map Date: 5/13/2021



Context:

- Applicant proposing to develop apartment project with both on-street and private alley loaded parking
- Northern ½ (approx. 26.5 acres) of property annexed in 1994 and currently zoned General Commercial
- Applicant requesting CD-1, CD-4, and CD-5 zoning on 48.2 acres of which 26.47 is currently zoned General Commercial
- Service Agreement (attachment)

AN-21-03 Aerial View parcHAUS Annexation - 1500' West of the Centerpoint Rd & Center Point Ct Intersection



AN-21-03 Existing Zoning parcHAUS Annexation - 1500' West of the Centerpoint Rd & Center Point Ct Intersection



★ Site Location

▨ Subject Property

▭ Parcels

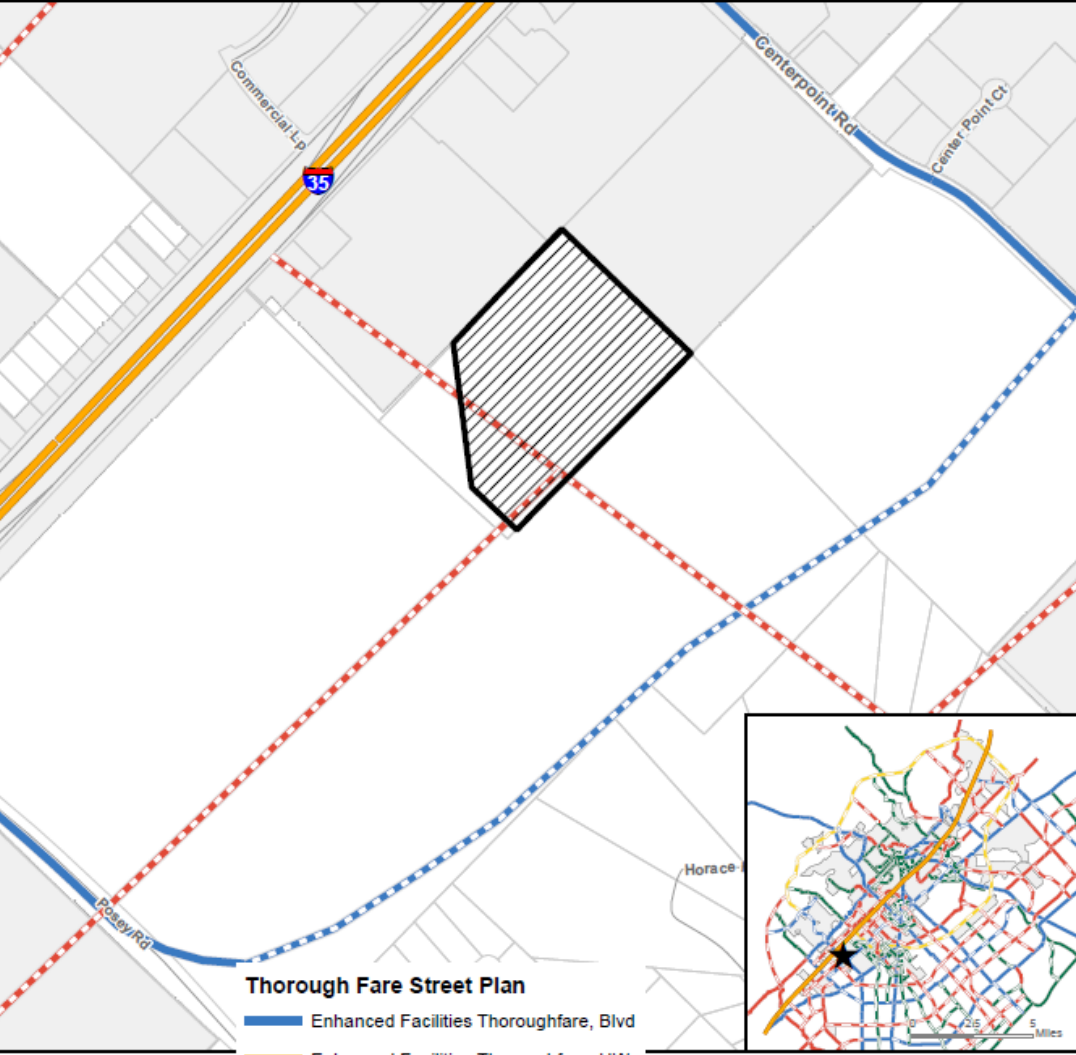
▭ City Limit

0 400 800 1,600 Feet

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Map Date: 4/8/2021

AN-21-03 Transportation Master Plan parcHAUS Annexation - 1500' West of the Centerpoint Rd & Center Point Ct Intersection



★ Site Location

▨ Subject Property

▭ Parcels

▭ City Limit

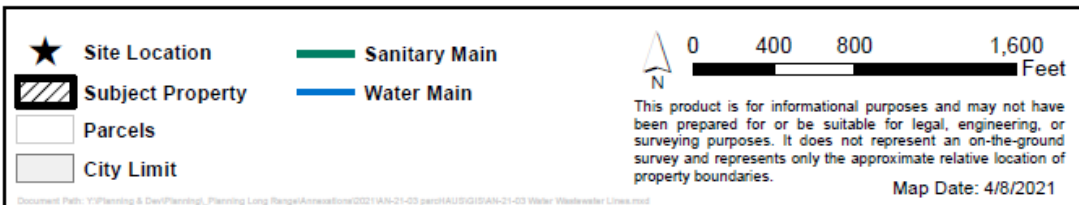
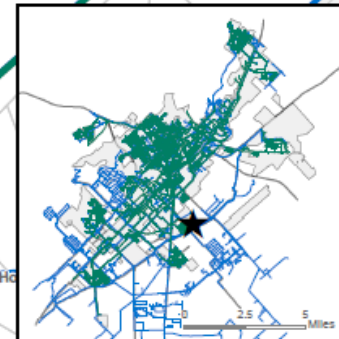
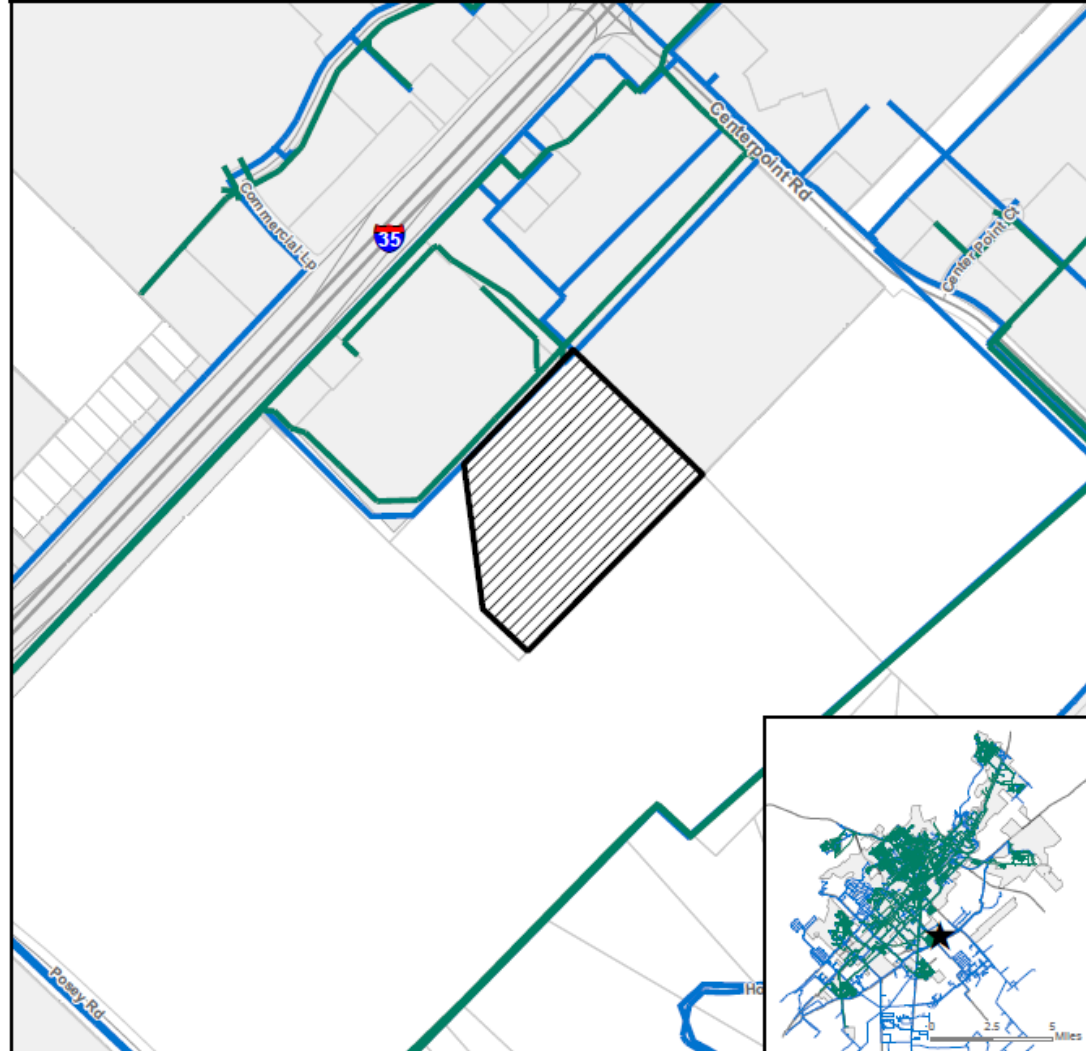
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Map Date: 4/8/2021



AN-21-03 Water/Wastewater Lines parcHAUS Annexation - 1500' West of the Centerpoint Rd & Center Point Ct Intersection





Annexation and Zoning Schedule

Annexation Schedule

- **City Council Resolution (Approval of Service Agreement and set a public hearing date):** May 4, 2021
 - **City Council Ordinance 1st Reading (Public Hearing):** June 1, 2021
 - **City Council Ordinance 2nd Reading:** July 6, 2021 (*Today*)
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Zoning Schedule

- **Planning and Zoning Commission (Public Hearing):** May 11, 2021
- **City Council Ordinance 1st Reading (Public Hearing):** June 1, 2021
- **City Council Ordinance 2nd Reading:** July 6, 2021 (*Today*)