



Legislation Details (With Text)

File #: Ord. 2020-33 **Version:** 1 **Name:**
Type: Ordinance **Status:** Individual Consideration
File created: 4/20/2020 **In control:** City Council
On agenda: 5/19/2020 **Final action:**
Title: Receive a Staff Presentation and hold a Public Hearing to receive comments for or against Ordinance 2020-33, amending the Official Zoning Map of the City by rezoning approximately 7.959 acres of land, generally located in the 400 Block of Centerpoint Road, from "FD" Future Development District to "HC" Heavy Commercial District; and including procedural provisions; and consider approval of Ordinance 2020-33, on the first of two readings.

Sponsors:

Indexes:

Code sections:

Attachments: 1. ZC-20-06 Presentation 4.29.pdf, 2. Ordinance, 3. ZC-20-06 CC Staff Report, 4. ZC-20-06 Maps, 5. ZC-20-06 Code Comparison, 6. ZC-20-06 Comp Plan Analysis Checklist, 7. ZC-20-06 Personal Notice, 8. ZC-20-06 Application Documents, 9. ZC-20-06 Applicant Example Images

Date	Ver.	Action By	Action	Result
5/19/2020	1	City Council	approved	Pass

AGENDA CAPTION:

Receive a Staff Presentation and hold a Public Hearing to receive comments for or against Ordinance 2020-33, amending the Official Zoning Map of the City by rezoning approximately 7.959 acres of land, generally located in the 400 Block of Centerpoint Road, from "FD" Future Development District to "HC" Heavy Commercial District; and including procedural provisions; and consider approval of Ordinance 2020-33, on the first of two readings.

Meeting date: May 19, 2020

Department: Planning and Development Services

Amount & Source of Funding

Funds Required: n/a

Account Number: n/a

Funds Available: n/a

Account Name: n/a

Fiscal Note:

Prior Council Action: n/a

City Council Strategic Initiative:

N/A

Comprehensive Plan Element (s):

- ☐ Economic Development - Choose an item.
- ☐ Environment & Resource Protection - Choose an item.
- ☒ Land Use - Direct Growth, Compatible with Surrounding Uses
- ☐ Neighborhoods & Housing - Choose an item.
- ☐ Parks, Public Spaces & Facilities - Choose an item.
- ☒ Transportation - Safe, Well coordinated transportation system implemented in an environmentally sensitive manner
- ☐ Core Services
- ☐ Not Applicable

Master Plan:

Vision San Marcos - A River Runs Through Us

Background Information:

The subject property is currently located outside the City Limits in the Extraterritorial Jurisdiction (ETJ). The property is currently vacant and is adjacent to rural/agricultural property as well as the Union Pacific Railroad. In addition, the City recently approved annexation and zoning to the south of the subject property for a sportsplex facility.

The purpose of this zoning change to "Heavy Commercial" zoning is to allow the development of a self-storage facility.

The City of San Marcos will provide water and wastewater services at the site. The developer will be responsible for extending water and wastewater facilities through the site. Pedernales Electric Service will provide electric service.

Council Committee, Board/Commission Action:

Planning and Zoning Commission Meeting: April 28, 2020

Speakers in favor or opposed:

1. 0 (in favor)
2. 0 (in opposition)

Recommendation: A motion was made by Commissioner Dillon, seconded by Commissioner Haverland, to approve ZC-20-06. The motion carried 8-0.

- **For:** (8) Chairperson Gleason, Commissioner Rand, Commissioner McCarty, Commissioner Haverland, Commissioner Dillon, Commissioner Moore, Commissioner Agnew, Commissioner Spell.

- **Against:** 0
- **Absent:** (1) Vice Chairperson Kelsey

Alternatives:

n/a

Recommendation:

Staff provides this request to the Council for your consideration and recommends **approval** of the request for a zoning change from “FD” Future Development to “HC” Heavy Commercial.