



Legislation Details (With Text)

File #: ZC-20-22 **Version:** 1 **Name:**
Type: Action Item **Status:** Passed
File created: 11/25/2020 **In control:** Planning and Zoning Commission
On agenda: 12/8/2020 **Final action:** 12/8/2020
Title: ZC-20-22 (Harris Hill Mobile Home Community) Hold a public hearing and consider a request by Alejandra Ruiz Esparza, on behalf of Alvin Popham, for a Zoning Change from Future Development (FD) to Manufactured Home (MH), or, subject to consent of the owner, another less intense zoning district classification, for approximately 72.85 acres, more or less, out of the Joel Miner Survey, Hays County, located on Harris Hill Road approximately one half mile south of Yarrington Road. (T. Carpenter)

Sponsors:

Indexes:

Code sections:

Attachments: 1. ZC-20-22 StaffReport, 2. ZC-20-22 Maps, 3. ZC-20-22 Notification Letter, 4. ZC-20-22 Code Comparison, 5. ZC-20-22 Comp Plan Analysis Checklist, 6. ZC-20-22 Application Documents, 7. ZC-20-22 Presentation

Date	Ver.	Action By	Action	Result
12/8/2020	1	Planning and Zoning Commission	approved	Pass

AGENDA CAPTION:

ZC-20-22 (Harris Hill Mobile Home Community) Hold a public hearing and consider a request by Alejandra Ruiz Esparza, on behalf of Alvin Popham, for a Zoning Change from Future Development (FD) to Manufactured Home (MH), or, subject to consent of the owner, another less intense zoning district classification, for approximately 72.85 acres, more or less, out of the Joel Miner Survey, Hays County, located on Harris Hill Road approximately one half mile south of Yarrington Road. (T. Carpenter)

Meeting date: December 8, 2020

Department: Planning & 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: [Please select from the dropdown menu below]

Choose an item.

Choose an item.

Choose an item.

Comprehensive Plan Element (s): [Please select the Plan element(s) and Goal # from dropdown menu below]

- ☐ Economic Development - Choose an item.
- ☐ Environment & Resource Protection - Choose an item.
- ☐ Land Use - Choose an item.
- ☒ Neighborhoods & Housing - Choose an item.
- ☐ Parks, Public Spaces & Facilities - Choose an item.
- ☐ Transportation - Choose an item.
- ☐ Core Services
- ☐ Not Applicable

Master Plan: [Please select the corresponding Master Plan from the dropdown menu below (if applicable)]

Choose an item.

Background Information:

The subject property is currently located outside the City Limits in the San Marcos Extraterritorial Jurisdiction (ETJ). The property is currently vacant and is adjacent to the Saddlebrook Manufactured Home park. The applicant is proposing manufactured home subdivision for where lots could be individually owned.

If approved, the City of San Marcos will provide wastewater service. Water service will be provided by Maxwell Water Supply Corporation. The developer will be responsible for extending water and wastewater facilities through the site. Pedernales Electric Cooperative will provide electric service to this development. This zoning request is being processed concurrently with an annexation request for the property.

Council Committee, Board/Commission Action:

N/A

Alternatives:

Recommendation:

Staff recommends **approval** of the zoning change as presented.