



## Legislation Text

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**File #:** Res. 2021-245R, **Version:** 1

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### **AGENDA CAPTION:**

Receive a Staff presentation and hold a Public Hearing to receive comments for or against Resolution 2021-245R, approving a Development Agreement with Holman-Farrar Holdings, LLC, to provide for the annexation and to regulate the future development of approximately 1.11 acres of land in the City's Extraterritorial Jurisdiction located at 1850 Old Ranch Road 12; authorizing the City Manager, or his designee, to execute the agreement on behalf of the City; and providing an effective date; an consider approval of Resolution 2021-245R.

**Meeting date:** December 7, 2021

**Department:** Planning & Development Services

### **Amount & Source of Funding**

**Funds Required:** N/A

**Account Number:** N/A

**Funds Available:** N/A

N/A

### **Fiscal Note:**

**Prior Council Action:** At their regular meeting on August 7, 2021 City Council approved the initial authorization and did not appoint a Committee to negotiations.

**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 - Set appropriate density & impervious cover limitations in environmentally sensitive areas to avoid adverse impacts on water supply

☐ 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:**

On August 7, 2021 City Council authorized staff to negotiate the terms of this development agreement and did not appoint a Committee. The property is currently a self-storage facility and the applicant intends to redevelop the site as a new self-storage facility.

The following is a summary of the terms outlined in the agreement:

- The property will be annexed and zoned prior to redevelopment.
- Light Industrial (LI) is the proposed zoning.
- Self-storage is the only permissible use.
- One Code waiver is being requested as the site will be over the impervious cover limit, however, overall impervious cover will be reduced by 8%.
- The development will extend wastewater and connect to City utilities in order to abandon a failing septic system.
- One curb cut on Old Ranch Road 12 will be removed to increase safety.

**Council Committee, Board/Commission Action:**

Click or tap here to enter text.

**Alternatives:**

Click or tap here to enter text.

**Recommendation:**

Staff recommends **approval** of the agreement as presented.