

CITY OF SEGUIN

ORDINANCE NO. \_\_\_\_\_

COUNTY OF GUADALUPE

**AN ORDINANCE AMENDING THE ZONING ORDINANCE  
NUMBER 884 OF THE CITY OF SEGUIN, TEXAS,  
TO REASSIGN ZONING FOR PROPERTIES CURRENTLY ZONED PRE-  
DEVELOPMENT AND LOCATED IN AN AREA ALONG SEVERN DR, AND SOUTH  
STATE HWY 123 BYPASS, APPROX. 117.67 ACRES,  
MORE FULL DESCRIBED  
IN EXHIBIT A AND B ATTACHED, (ZC 17-15)**

WHEREAS, the properties located along Severn Dr, and South State Hwy 123 Bypass into the City Limits of Seguin, approx. 117.67 acres, more fully described in Exhibit A and B attached hereto and incorporated herein for all purposes (hereinafter "Property") is currently zoned as Pre-Development; and

WHEREAS, the City of Seguin has determined that the designation of said property from Pre-Development to **Agricultural-Ranch, Commercial, Public, Single-Family Residential, and Suburban-Residential** is more appropriate for the existing land use; and

WHEREAS, the Planning and Zoning Commission of the City of Seguin has previously considered the request following notification to surrounding property owners and a public hearing as required by law; and

WHEREAS, the Planning and Zoning Commission has recommended that the application for change of designation to Agricultural-Ranch, Commercial, Single-Family Residential and Suburban-Residential be approved; and

WHEREAS, the City Council has received the report of the Planning and Zoning Commission and conducted a public hearing thereon as required by law; and

WHEREAS, the City Council has considered the report of the Planning and Zoning Commission and the evidence and testimony of the property owners and surrounding property owners;

THEREFORE, BE IT ORDAINED by the City Council of the City of Seguin, Texas, as follows:

1. That the highest and best use of the property located along Severn Dr, and South State Hwy 123 Bypass, approx. 117.67 acres, more fully described in Exhibit A and B attached hereto and incorporated herein for all purposes, is currently zoned Pre-development; and
2. Ordinance Number 884 is hereby amended by changing the zoning designation for said property from Pre-Development to Agricultural-Ranch, Commercial, Single-Family Residential and Suburban-Residential; and
3. The Planning and Zoning Director of the City of Seguin is hereby directed to reflect the herein described changes on the zoning map of the City.

PASSED AND APPROVED on the first reading this **1th** day of **September, 2015**.

PASSED AND APPROVED on the second reading this **15th** day of **September, 2015**.

ATTEST:

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Don Keil, Mayor

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Thalia Stautzenberger, City Secretary