

MEMORANDUM

To: City of Seguin Mayor and Council

From: Pamela Centeno, Director of Planning & Codes

Subject: Zoning Change to MF-3 in the Greenspoint Development (ZC 24-16)

Date: September 13, 2016

A zoning change request has been submitted from Commercial and Single-Family Residential to Multi-Family 3 (MF-3) for an area within the Greenspoint development along SH 46. The area is approximately 12.04 acres and is located just west of the Santo Tomas Cemetery. The overall Greenspoint site is approximately 270 acres and extends from the railroad tracks along FM 78 to the intersection of SH 46 and Rudeloff Rd. The developer is requesting to change the area shown on the attached maps to Multi-Family 3 in order to develop an apartment complex on the site.

Staff presented a favorable recommendation to the Planning and Zoning Commission on August 9, 2016. Following a public hearing, the Commission voted to recommend approval of the zoning change request to MF-3. Attached please find copies of the Staff Report, map exhibits showing the affected area, the Final Report of the Commission, and the Ordinance for the zoning change.