

MEMORANDUM

To: City of Seguin Mayor and Council Members
Douglas Faseler, City Manager

From: Pamela Centeno, Director of Planning & Codes

Through: Rick Cortes, Assistant City Manager

Subject: **ZC 22-17 (FM 20 east of SH 123 Bypass)**
Request to rezone property to R-2

Date: October 11, 2017

A zoning change request has been received to rezone a property located on FM 20 to Single-Family Residential (R-2). Only a portion of the tract is in the city limits (approximately 11.5 acres). The applicant is proposing to develop the entire tract for single-family residential. They are proposing to extend sewer to the tract and request voluntary annexation. The City does not have zoning authority outside the city limits, so only the portion of the tract within the city limits can be zoned at this time.

The tract is located in the Emergent Residential District in the Comprehensive Plan and has direct access to FM 20. Staff presented a favorable recommendation to the Planning and Zoning Commission on September 12, 2017. Following a public hearing, the Commission voted to recommend approval of the zoning change request. Attached please find copies of the Staff Report, map exhibit showing the affected area, the Final Report of the Commission, and the Ordinance for the zoning change.