

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 27-17 (2600 Blk of Cordova)**
Request to rezone property to R-2

Date: December 21, 2017

A zoning change request has been received to rezone property on Cordova Rd to Single-Family Residential (R-2). This request includes two tracts of land under common ownership. The larger of the two tracts (approx. 73.8 acres) is within the city limits and is currently zoned Agricultural Ranch. The smaller tract (18.981 acres) is located just outside the city limits in the Seguin ETJ. The applicant has requested voluntary annexation of the smaller tract. Since the City does not have zoning authority outside the city limits, the voluntary annexation of the tract must run concurrently with the zoning change request.

The two tracts are located in the Emergent Residential District as identified in the Comprehensive Plan. Staff presented a favorable recommendation to the Planning and Zoning Commission on December 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.