

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 09-19 (1711 N. Austin)**
Request to change zoning from Public to Neighborhood Commercial

Date: May 28, 2019

The City of Seguin is proposing to sell the former fire station located at 1711 N. Austin Street. The property is currently zoned Public, which limits the uses allowed in the building. City staff is proposing to rezone the property to a zoning district that would allow a private business to occupy the building. Considering the residential-zoned properties immediately to the south, City staff is recommending a zoning change to Neighborhood Commercial. The property includes a strip of land that extends from N. Austin Street to the east past Starcke Street. A street connecting Hays Street to Starcke Street is constructed on part of the City-owned property. Only the portion of land on which the former fire station is located will be sold. The remaining portion would be converted to public right-of-way in conjunction with the sale of the land.

Staff presented its recommendation to the Planning and Zoning Commission on May 14, 2019. Following a public hearing, the Commission voted to recommend approval of the zoning change designation proposed by City staff. 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.