

MEMORANDUM

To: City of Seguin Mayor and Council Members
Steve Parker, City Manager

From: Pamela Centeno, Director of Planning & Codes

Through: Rick Cortes, Deputy City Manager

Subject: **ZC 04-21 (225 N. Saunders)**
Request to change zoning from Single-Family Residential and Public to Commercial

Date: March 29, 2021

A request has been submitted to the City to rezone the properties located at 225 N. Saunders. The properties were previously owned by Seguin ISD and operated as the former Lizzie Burges Alternative School and its associated parking lot. The new owner is proposing to convert the existing school into a commercial development. The properties are located in an area that transitions from residential neighborhoods to the commercial corridor along Court Street. The prevalent zoning districts in the area are Public and Commercial.

Staff presented a favorable recommendation to the Planning and Zoning Commission on March 9, 2021. Following a public hearing, the Commission voted to recommend approval of the zoning change request to Commercial. 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.