

Zoning Case #0220-01

Cliff Investments, Inc.

**Rezoning for a Property at 430 North Padre Island Drive (State Highway 358)
From “RM-3” and “CG-2” To “IL”**



City Council
March 24, 2020

Aerial Overview



Planning Commission and Staff Recommendation

Approval of the
“IL” Light Industrial District

Public Notification

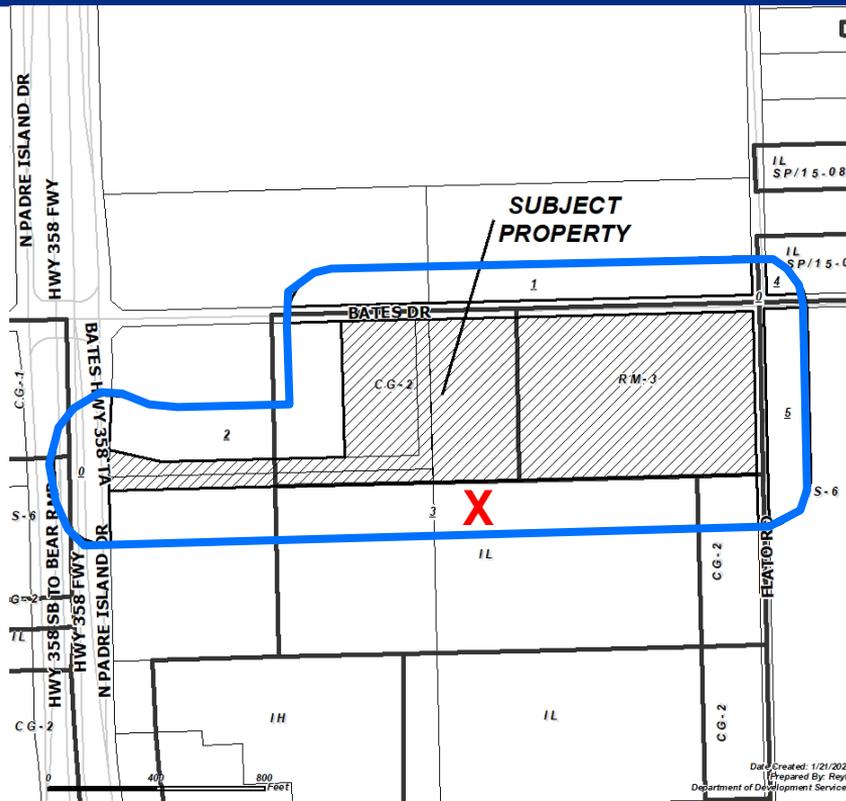
5 Notices mailed inside 200' buffer
5 Notices mailed outside 200' buffer

Notification Area

Opposed: 1 (36.12%)



In Favor: 0



UDC Requirements



Buffer Yards:
IL to CG-2: Type A: 10' & 5 pts.

Setbacks:
Street: 20 feet
Side/Rear: 0 feet

Parking:
N/A

Landscaping, Screening, and
Lighting Standards

Uses Allowed: Light Industrial,
Retail, Offices, Vehicle Sales, Bars,
and Storage.

Utilities



Water:
6-inch C900



Wastewater:
42-inch CIPP



Gas:
8-inch Service Line



Storm Water:
Roadside Ditch