

Zoning Case #0621-07

John C. Tamez

**Rezoning for a Property at 2302 County Road 43
From "FR" to "RS-4.5"**

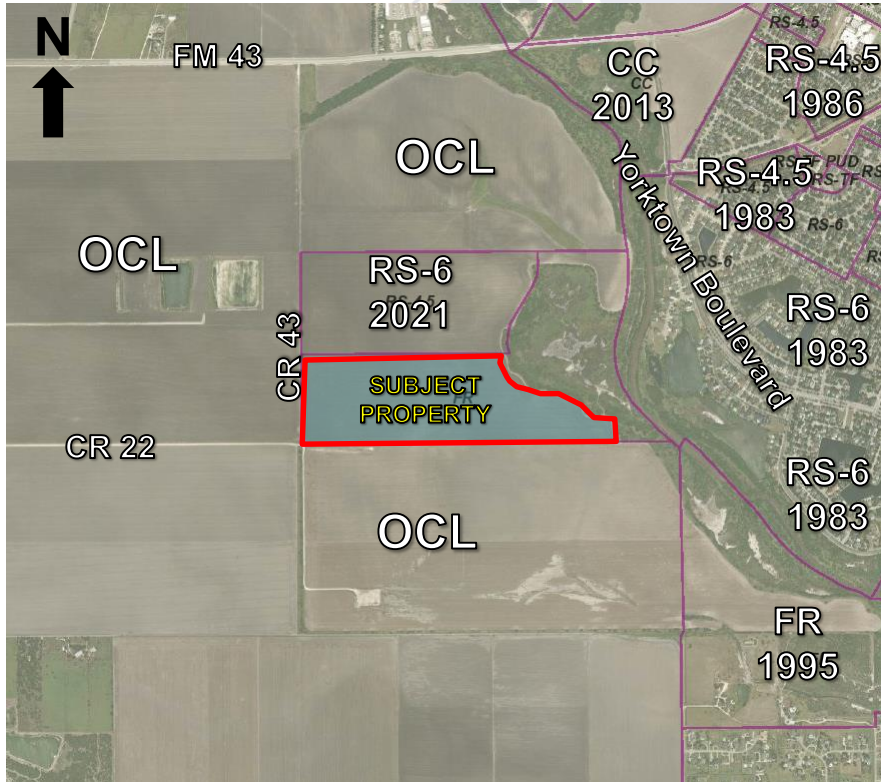


City Council
Oct. 19, 2021

Aerial Overview



Zoning Pattern and Adjacent Development



Buffer Yards:
N/A

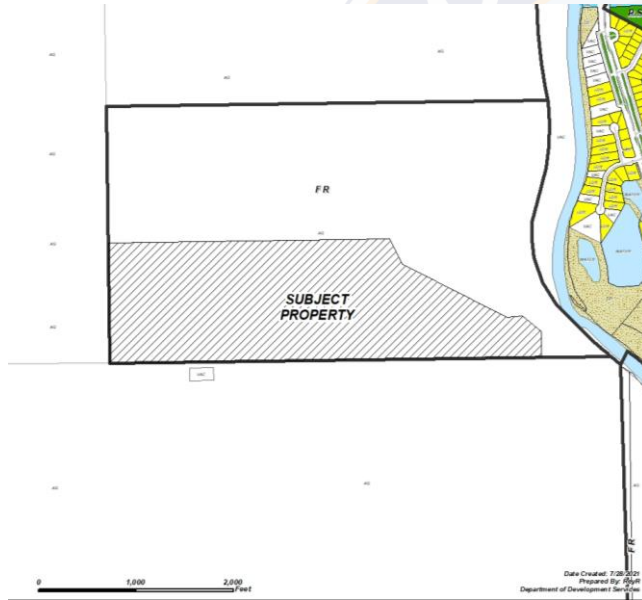
Setbacks:
Street: 20 feet
Side/Rear: 5 feet

Parking:
2 per dwelling

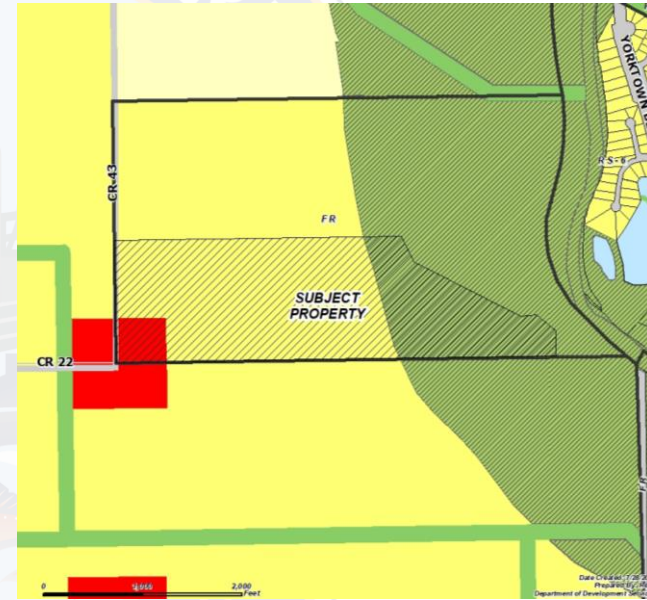
Uses Allowed:
Single-Family Homes,
Home Occupations, Group
Homes.

Land Use

Existing Land Use



Future Land Use



Public Notification

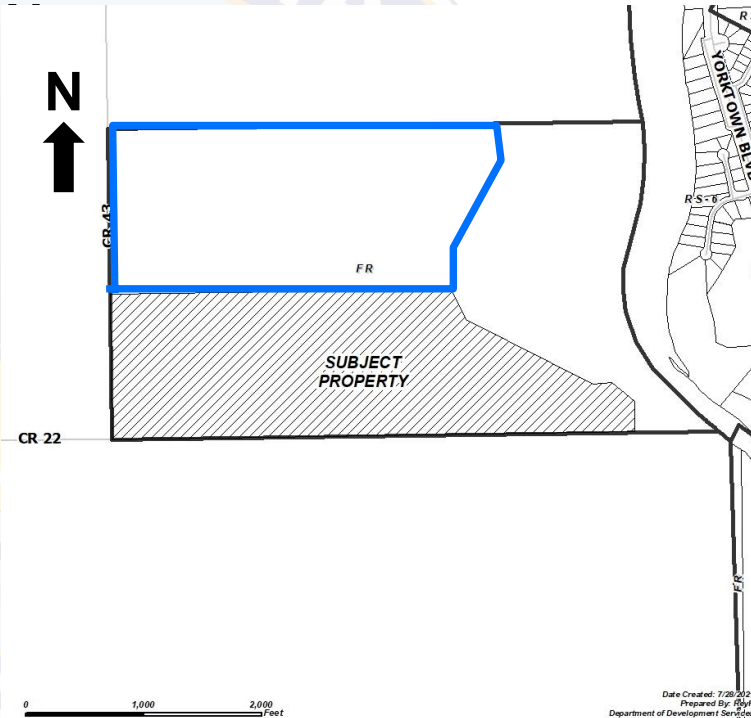
1 Notices mailed inside 200' buffer
15 Notices mailed outside 200' buffer

Notification Area

Opposed: 0 (0.00%)
Separate Opposed Owners: 0

In Favor: 0 (0.00%)

Notified property owner's land in square feet / Total square footage of all property in the notification area = Percentage of public opposition

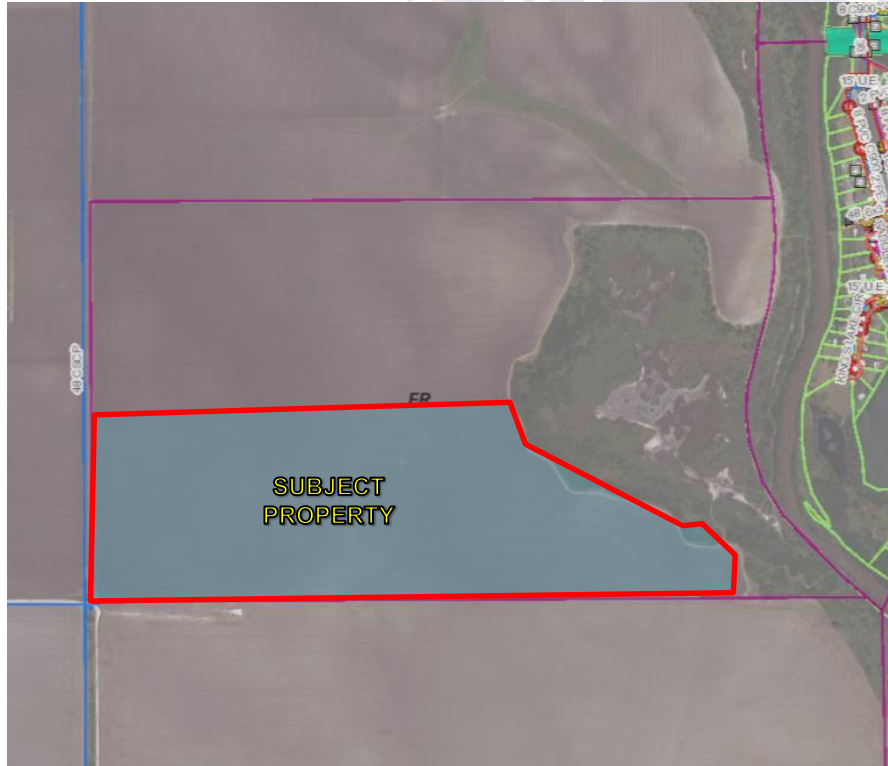






Planning Commission and Staff Recommendation

Approval of the
“RS-4.5” Single-Family 4.5 District

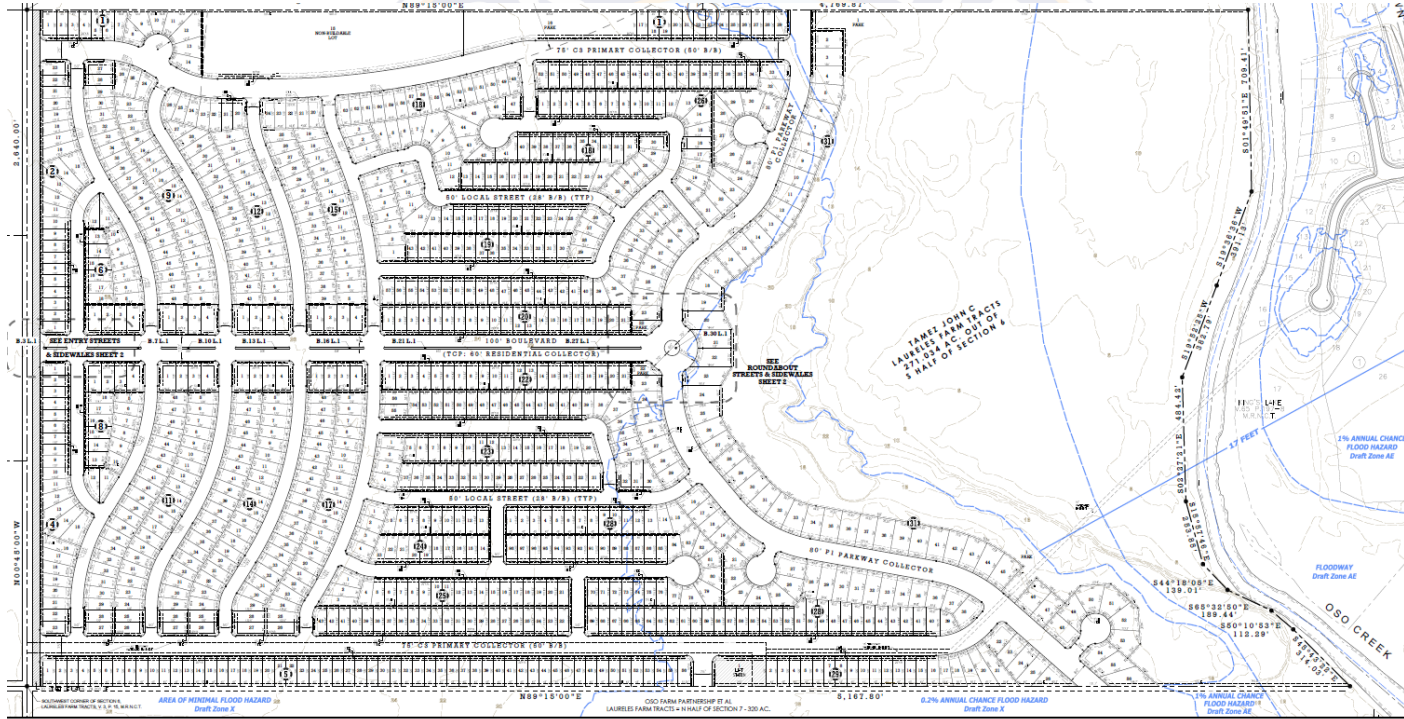


Utilities



-  **Water:**
48-inch CSCP
-  **Wastewater:**
In process
-  **Gas:**
Not Available
-  **Storm Water:**
Not Available

Preliminary Plat



Previous Notice Area

