



AGENDA MEMORANDUM

Public Hearing and First Reading for the City Council Meeting of July 11, 2017
Second Reading for the City Council Meeting of July 18, 2017

DATE: June 20, 2017

TO: Margie C. Rose, City Manager

FROM: William J. Green, P.E., Interim Director,
Development Services Department
BillG@cctexas.com
(361) 826-3276

<p>Public Hearing and First Reading Ordinance - Rezoning Property located at 6746 Aaron Drive</p>
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CAPTION:

Case No. 0617-01 MVR Construction Company: A change of zoning from "RS-6" Single-Family 6 District to the "RS-6/PUD" Single-Family 6 District with a Planned Unit Development. The property is described as being Country Club Estates Unit 20, Block 1, Lot 1. The property is located along the east side of Aaron Drive, north of Bratton Road, and south of Acushnet Drive.

PURPOSE:

The purpose of this item is to rezone the property to allow construction of single-family homes on approximately 73 lots ranging from 3,892 to 7,760 square foot lots.

RECOMMENDATION:

Planning Commission and Staff Recommendation (June 14, 2017):
Approval of the change of zoning from the "RS-6" Single-Family 6 District to the "RS-6/PUD" Single-Family 6 District with a Planned Unit Development.

Vote Results:

For:	8
Against:	0
Absent:	0
Abstained:	1

BACKGROUND AND FINDINGS:

As detailed in the attached report, the applicant is requesting a rezoning from the "RS-6" Single-Family 6 District to the "RS-6/PUD" Single-Family 6 District with a Planned Unit Development to allow for the construction of single-family homes.

The proposed rezoning is compatible with PlanCC and the Southside Area Development Plan. The proposed rezoning is also compatible with neighboring properties and with the general character of the surrounding area. This rezoning does not have a negative impact upon the surrounding neighborhood.

ALTERNATIVES:

1. Deny the request.

OTHER CONSIDERATIONS:

Not Applicable

CONFORMITY TO CITY POLICY:

The subject property is located within the boundaries the Southside Area Development Plan and is planned for medium density residential uses. The proposed rezoning to the "RS-6/PUD" Single-Family 6 District with a Planned Unit Development is consistent with the adopted Future Land Use Map and the Southside Area Development Plan.

EMERGENCY / NON-EMERGENCY:

Non-Emergency

DEPARTMENTAL CLEARANCES:

Legal and Planning Commission

FINANCIAL IMPACT:

☐ Operating ☐ Revenue ☐ Capital ☒ Not applicable

Fiscal Year: 2016-2017	Project to Date Expenditures (CIP only)	Current Year	Future Years	TOTALS
Line Item Budget				
Encumbered / Expended Amount				
This item				
BALANCE				

Fund(s):

Comments: None

LIST OF SUPPORTING DOCUMENTS:

Ordinance
Presentation - Aerial Map
Planning Commission Final Report