



## **AGENDA MEMORANDUM**

First Public Hearing for the City Council Meeting of April 16, 2019  
Second Public Hearing for the City Council Meeting of April 23, 2019

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**DATE:** April 4, 2019

**TO:** Keith Selman, Interim City Manager

**FROM:** Daniel McGinn, AICP, Director of Planning & Environmental  
DanielMc@cctexas.com  
(361) 826-7011

Public Hearing for the Annexation of 161.56 acres in the London Area

### **CAPTION:**

Public hearing on a proposed annexation of land generally located on both sides of County Road 33 and to the north of FM 43.

### **PURPOSE:**

The purpose of this item is to hold a public hearing as part of the annexation process for the proposed London Towne Subdivision. The proposed annexation in the City's Extraterritorial Jurisdiction will provide for compatible future land use and development south of Oso Creek along the TxDOT Farm to Market 43 and County Road 33.

### **BACKGROUND AND FINDINGS:**

On February 26, 2019, City Council adopted a resolution granting a petition requesting annexation by the land owners of the proposed annexation area. In addition to two public hearings, the annexation process will include two readings of the annexation ordinance.

There are no known dwellings or residents on the 161.56-acre parcel currently. The proposed London Towne Subdivision includes approximately 660 single family homes built on the 161.56 acres. The developer has already submitted a final plat for the first development phase, London Towne Subdivision Unit 1, consisting of a 23.02-acre tract with 94 single-family housing units and a 1.9-acre park. A Wastewater Trunk Main Line Extension Construction and Reimbursement Agreement was approved by City Council

on May 8, 2018 to extend municipal wastewater service to this area. Construction of the lift station and related service lines is currently underway.

**ALTERNATIVES:**

None.

**OTHER CONSIDERATIONS:**

Not applicable.

**CONFORMITY TO CITY POLICY:**

The proposed annexation is consistent with the adopted Future Land Use Plan (Ordinance 029958). The subject parcel is designated as a Planned Development Area in Plan CC, the City’s Comprehensive Plan. Planned Development Areas are areas which may be annexed and for which area plans are developed.

**EMERGENCY / NON-EMERGENCY:**

Non-emergency reading.

**DEPARTMENTAL CLEARANCES:**

Legal  
City Manager’s Office

**FINANCIAL IMPACT:**

Operating       Revenue       Capital       Not Applicable

<b>Fiscal Year: 2018-2019</b>	<b>Project to Date Expenditures (CIP only)</b>	<b>Current Year</b>	<b>Future Years</b>	<b>TOTALS</b>
Line Item Budget				
Encumbered / Expended Amount				
This item				
<b>BALANCE</b>				

Fund(s): Not applicable

**Comments:**

None.

**RECOMMENDATION:**

Staff recommends that City Council hold the required public hearings.

**LIST OF SUPPORTING DOCUMENTS:**

Municipal Service Plan  
Fiscal Impact Analysis  
Annexation Petition  
Presentation with Annexation Schedule