



AGENDA MEMORANDUM

Public Hearing and First Reading for the City Council Meeting of June 13, 2017
Second Reading for the City Council Meeting of June 20, 2017

DATE: June 12, 2017

TO: Margie C. Rose, City Manager

FROM: Julio Dimas, Interim Director, Development Services Department
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<p>Rezoning property located at 4540 Tribble Lane</p>
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CAPTION:

Case No. 0517-03 Magellan Terminal Holdings, LP.: A change of zoning from the "CG-1" General Commercial District to the "IH" Heavy Industrial District. The property is described as Webb Tract Port View 101.58 acres, located along the west side of Poth Lane, south of Tribble Lane, and north of Interstate 37.

PURPOSE:

The purpose of this item is to rezone the property to allow for above ground fuel tanks.

RECOMMENDATION:

Planning Commission and Staff Recommendation (May 17, 2017):

Approval of the change of zoning from "CG-1" General Commercial District to the "IH" Heavy Industrial District.

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 "CG-1" General Commercial District to the "IH" Heavy Industrial District to allow for above ground fuel tanks.

The proposed rezoning is consistent with the Plan CC Comprehensive Plan. The proposed rezoning is also compatible the Westside Area Development Plan, with

neighboring properties, and with the general character of the surrounding area.

ALTERNATIVES:

1. Deny the request.

OTHER CONSIDERATIONS:

Not Applicable

CONFORMITY TO CITY POLICY:

The subject property is located within the boundaries of the Westside Area Development Plan and is planned heavy industrial uses including the wholesale storage of petroleum products. The proposed rezoning to the "IH" Heavy Industrial District is consistent with the adopted Future Land Use Map and the Westside 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