



## **AGENDA MEMORANDUM**

Public Hearing and First Reading for the City Council Meeting of September 18, 2018  
Second Reading for the City Council Meeting of September 25, 2018

**DATE:** August 23, 2018

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

**FROM:** Nina Nixon-Mendez, FAICP, Director,  
Development Services Department  
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### **Rezoning property at or near 4441 South Alameda Street**

#### **CAPTION:**

Case No. 0818-02 Texas Star Investments, Inc: Ordinance rezoning property at or near 4441 South Alameda Street from "CN-1" Neighborhood Commercial District to the "CG-2" General Commercial District. (3/4 Vote Required)

#### **PURPOSE:**

The purpose of this item is to allow for the construction of an automated car wash.

#### **RECOMMENDATION:**

Planning Commission and Staff Recommendation (August 8, 2018):

Denial of the change of zoning from the "CN-1" Neighborhood Commercial District to the "CG-2" General Commercial District, in lieu thereof, approval of the "CN-1/SP" Neighborhood Commercial District with a Special Permit (SP) with conditions.

#### **Vote Results:**

For: 8  
Opposed: 0  
Absent: 1  
Abstained: 0

#### **ALTERNATIVES:**

1. Deny the request.
2. Approval of the "CG-2" District. (3/4 Vote Required)

#### **OTHER CONSIDERATIONS:**

**CONFORMITY TO CITY POLICY:**

The subject property is located within the boundaries of the Flour Bluff Area Development Plan and is planned for low density residential uses. The proposed rezoning to the "CG-2" General Commercial District is inconsistent with the adopted Comprehensive Plan (Plan CC) in relation to the proposed use.

**EMERGENCY / NON-EMERGENCY:**

Non-Emergency

**DEPARTMENTAL CLEARANCES:**

Legal and Planning Commission

**FINANCIAL IMPACT:**

☐ Operating      ☐ Revenue      ☐ Capital      ☒ Not applicable

<b>Fiscal Year: 2017-2018</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				
BALANCE				

Fund(s):

**Comments:** None

**LIST OF SUPPORTING DOCUMENTS:**

Ordinance

Presentation - Aerial Map

Planning Commission Final Report