



AGENDA MEMORANDUM

One-Reading Ordinance for the City Council Meeting of 5/21/2019

DATE: May 16, 2019

TO: Peter Zaroni, City Manager

FROM: Daniel McGinn, AICP, Director of Planning & Environmental Services
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One-Reading Ordinance - Annexation of Up To 5,700 Acres
Along the North Side of Corpus Christi Bay

CAPTION:

Ordinance annexing for full purpose up to 5,700 acres of land into the territorial limits of the City of Corpus Christi and extending the boundary limits of said city to include said hereinafter described property within said city limits; adopting a service plan; and declaring an emergency.

PURPOSE:

The purpose of this item is to annex up to 5,700 acres of land in San Patricio County generally located north of Corpus Christi Bay between the Cities of Gregory and Ingleside.

BACKGROUND AND FINDINGS:

The proposed annexation area includes up to 5,700 acres, including property owned by TEDA TPCO America Corporation, Chemours Company, Occidental Chemical Corporation, Cheniere Land Holdings LLC, and other privately-owned parcels. On March 26, 2019, the City Council approved a resolution that directed the City Manager to move forward with the annexation process, which included two public hearings, the creation of a Municipal Service Plan, and finally the consideration of an ordinance to approve the annexation. Chapter 212 agreements that would allow agricultural properties to be excluded from this annexation were offered to all agricultural land owners. In some areas, the City may also consider creating an Industrial District and using Industrial District Agreements in lieu of annexation.

ALTERNATIVES:

None

OTHER CONSIDERATIONS:

Not applicable

CONFORMITY TO CITY POLICY:

The proposed annexation is consistent with City policy and Plan CC Comprehensive Plan as follows:

- Plan CC's Vision Statements identifies that "Our broadly diversified economy provides opportunity for all."
- Plan CC's Future Land Use Plan indicates this area for industrial development.
- Plan CC Element 7, Goal 6 states "Annexation plans provide for orderly growth and industrial agreements in the ETJ."
- Plan CC Element 7, Goal 6, Strategy 6 states, "Support the evaluation of the use of industrial district agreements in lieu of annexation for industrial area of the city and ETJ."

EMERGENCY / NON-EMERGENCY:

Emergency

DEPARTMENTAL CLEARANCES:

Legal	Parks and Recreation
City Manager's Office	Police
Utilities	Fire
Streets	Solid Waste

FINANCIAL IMPACT:

☐ Operating ☐ Revenue ☐ Capital ☒ Not Applicable

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

Comments: None

RECOMMENDATION:

Staff recommends approval of the ordinance for annexation.

LIST OF SUPPORTING DOCUMENTS:

Ordinance with Exhibits
Presentation