



AGENDA MEMORANDUM

Public Hearing & First Reading Ordinance for the City Council Meeting 04/21/20
Second Reading Ordinance for the City Council Meeting 05/12/20

DATE: March 9, 2020
TO: Peter Zaroni, City Manager
FROM: Al Raymond, AIA, Director
Development Services Department
AlRaymond@cctexas.com
(361) 826-3575

Rezoning a property at or near 7517 South Padre Island Drive (State Highway 358)

CAPTION:

Zoning Case No. 0320-01, Margo Lyn Moore (District 4). Ordinance rezoning property at or near 7517 South Padre Island Drive (State Highway 358) from the "RS-6" Single-Family 6 District to the "CG-2" General Commercial District.

SUMMARY:

The purpose of the zoning request is to allow for the construction of a bank.

BACKGROUND AND FINDINGS:

The subject property is 2.07 acres in size. According to the applicant the purpose of the request is to construct a bank.

Conformity to City Policy

The subject property is located within the boundaries of the Southside Area Development Plan and is planned for mixed uses. The proposed rezoning is consistent with the adopted Comprehensive Plan (Plan CC), compatible with the adjoining residential properties, and does not have a negative impact upon the adjacent properties. The property is currently vacant and is a remaining "RS-6" Single-Family 6 District tract. The subject property has never been developed.

Public Input Process

Number of Notices Mailed
3 within 200-foot notification area
5 outside notification area

As of February 28, 2020:

In Favor
0 inside notification area
0 outside notification area

In Opposition
0 inside notification area
0 outside notification area

Totaling 0.00% of the land within the 200-foot notification area in opposition.

Commission Recommendation

Planning Commission recommended approval of the change of zoning from the “RS-6” Single-Family 6 District to the “CG-2” General Commercial District on March 4, 2020.

ALTERNATIVES:

1. Denial of the change of zoning from the “RS-6” Single-Family 6 District to the “CG-2” General Commercial District.

FISCAL IMPACT:

There is no fiscal impact associated with this item.

RECOMMENDATION:

Staff recommends approval of the zoning request.

Planning Commission recommended approval of the change of zoning from the “RS-6” Single-Family 6 District to the “CG-2” General Commercial District with following vote count.

Vote Count:

For:	9
Opposed:	0
Absent:	0
Abstained:	0

LIST OF SUPPORTING DOCUMENTS:

Ordinance
Presentation - Aerial Map
Planning Commission Final Report