City of Round Rock

221 East Main Street
Round Rock, Texas 78664

Legislation Details (With Text)

File #:	2019-0490		
Type:	Ordinance	**Status:**	Consent Agenda
File created:	11/15/2019	**In control:**	City Council
On agenda:	12/5/2019	**Final action:**	12/5/2019
Title:	Consider public testimony regarding, and an ordinance zoning 5.13 acres generally located northwest of the intersection of E. Old Settlers Boulevard and N. A.W. Grimes Boulevard to the OF-2 (Mid-Rise Office) zoning district. (First Reading)*		
Sponsors:			
Indexes:			
Code sections:			
Attachments:	1. Ordinance, 2. Exhibit A, 3. Location Map, 4. Aerial Vicinity Map, 5. Zoning Vicinity Map		

Date	Ver.	Action By	Action	Result
12/5/2019	1	City Council	approve the first reading	Pass
12/5/2019	1	City Council	dispense with the second reading and adopt	Pass

Consider public testimony regarding, and an ordinance zoning 5.13 acres generally located northwest of the intersection of E. Old Settlers Boulevard and N. A.W. Grimes Boulevard to the OF-2 (Mid-Rise Office) zoning district. (First Reading)*

The 86.6 acre property, known as Quick Farm, has approximately one half-mile of frontage along Old Settlers Blvd. and was annexed into the City on October 24, 2019. Also, on that date, the City Council approved the PUD (Planned Unit Development) No. 117 zoning district on a 26.10 acre portion of the site to allow for a common lot single family development. The remainder of the property is to be zoned into the following districts: C-1a (General Commercial - limited), OF-1 (General Office), OF-2 (Mid-Rise Office), MF-1 (Multifamily - low density) and OS (Open Space).

This ordinance is for 5.13 acres of OF-2 (Mid-Rise Office). The OF-2 district allows for a variety of office uses including medical office and call centers. Retail sales and services and cosmetic services are allowed only in the first floor of a multi-story building. Restaurants and bars are similarly allowed as an accessory use to an office building. Day care is also allowed as a part of building that has other uses. Building height is limited to five stories.

The Planning and Zoning Commission held a public hearing and voted 9-0 to recommend approval of the original zoning at their meeting on September 4, 2019. There was one speaker, who expressed opposition to higher density development.

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