



Legislation Text

File #: 2019-0272, **Version:** 1

Consider public testimony regarding, and an ordinance zoning 11.308 acres of land located at or near the intersection of University Boulevard and CR 110 to the C-1 a (General Commercial - Limited) zoning district. (First Reading)*

The 11.31 acres proposed for the C-1a (General Commercial - limited) zoning district is part of 356.48 acres being annexed into the City at the request of the property owners, Nancy & Michael Ohlendorf and Jennifer & Andrew Pritchard. It is proposed for development by KB Home Lone Star, Inc., for single family and commercial development. The remaining 345.17 acres is proposed for a residential zoning designation in a separate ordinance.

The C-1a (General Commercial - Limited) zoning district allows commercial land uses such as offices, hotels, retail, restaurants, trade schools and small animal grooming facilities by right. The C-1a development standards require that the exterior building materials be a minimum of 75% natural stone, simulated stone, brick, stone-face or split-face CMU. The remainder of the exterior may be stucco, fiber cement siding, architectural steel or metal.

The Planning and Zoning Commission held a public hearing at their meeting on May 15, 2019 and voted 8-0 to recommend approval of the original zoning. There were no speakers at the public hearing.