

P&Z CASE NO. 418  
153 BURR RD  
REZONE

FEBRUARY 07, 2022

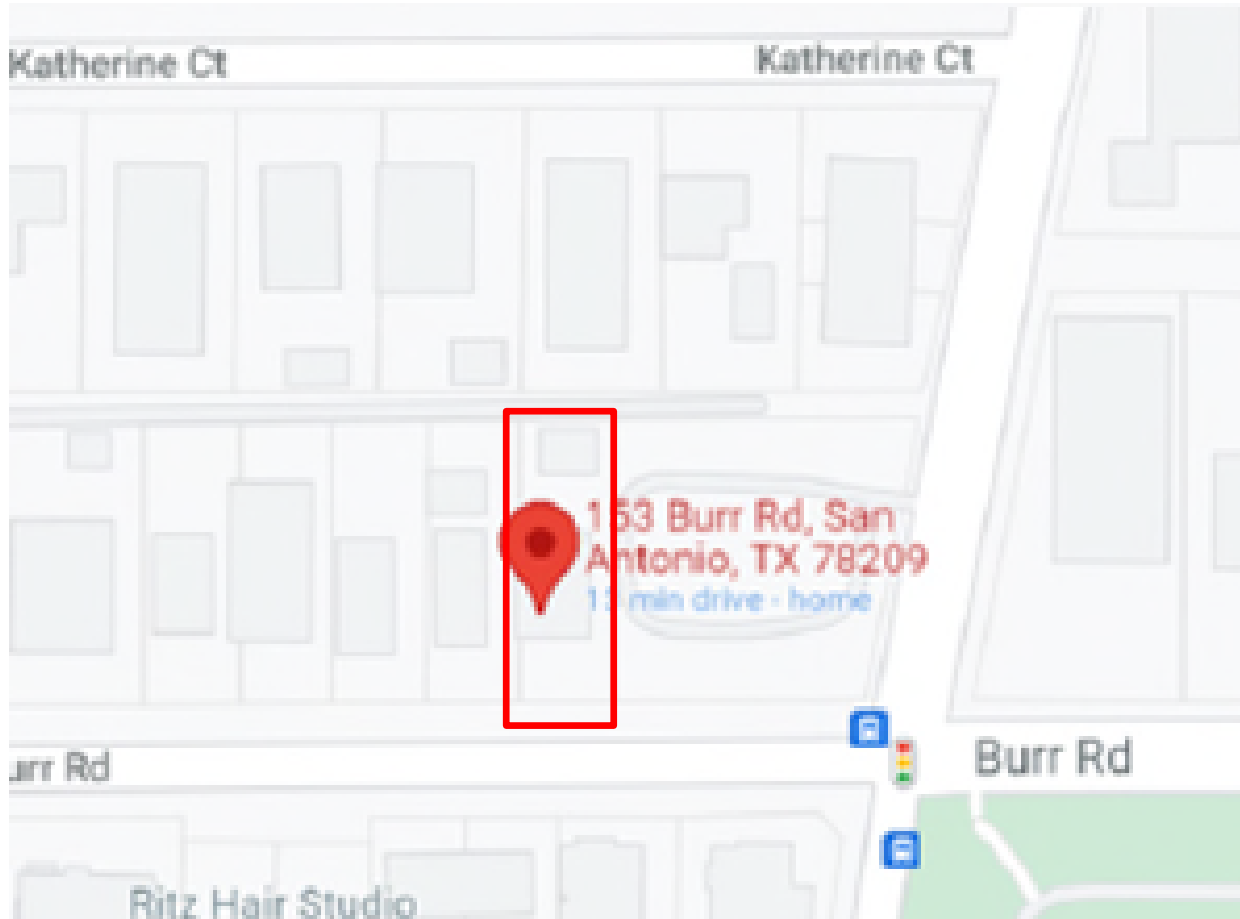


**COMMUNITY DEVELOPMENT**

Presented by:  
Lety Hernandez  
Director



# SUMMARY



- Rezone

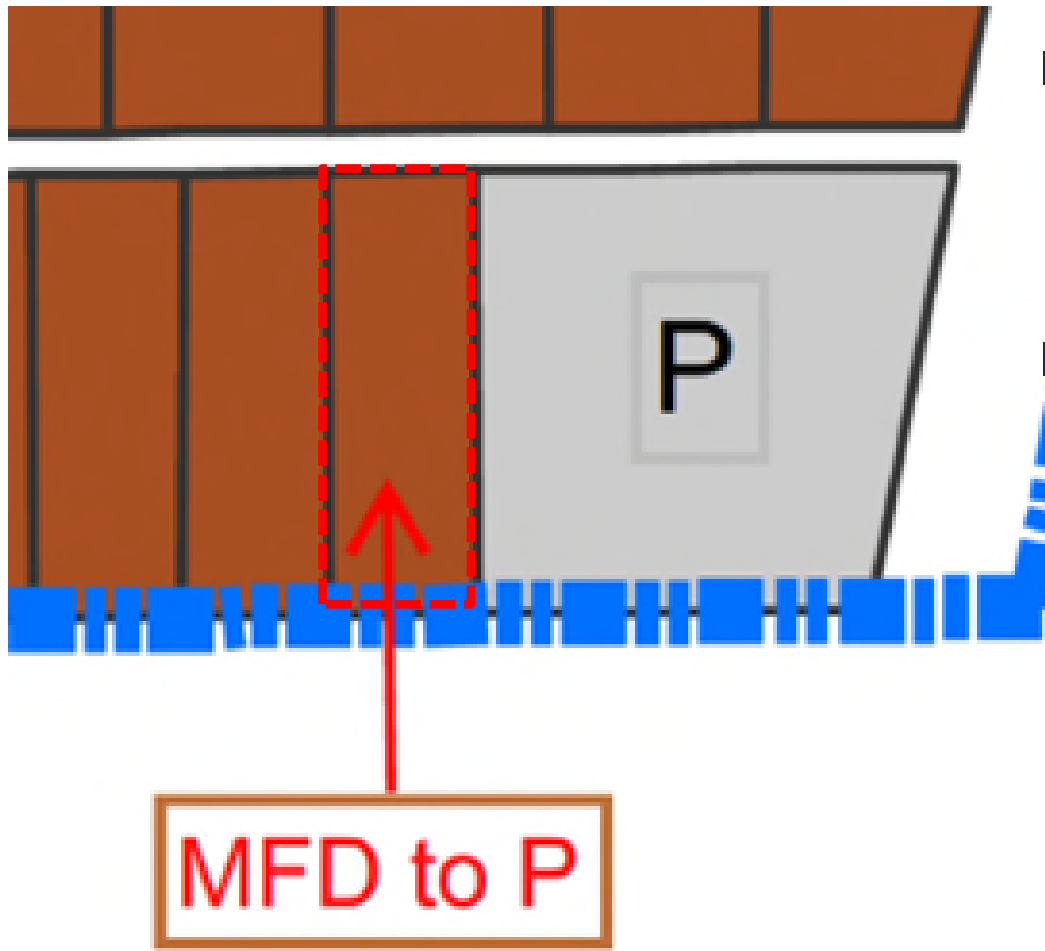
- Multi-Family District (MF-D) to Parking (P)

Burr Rd

north side, west of N. New Braunfels



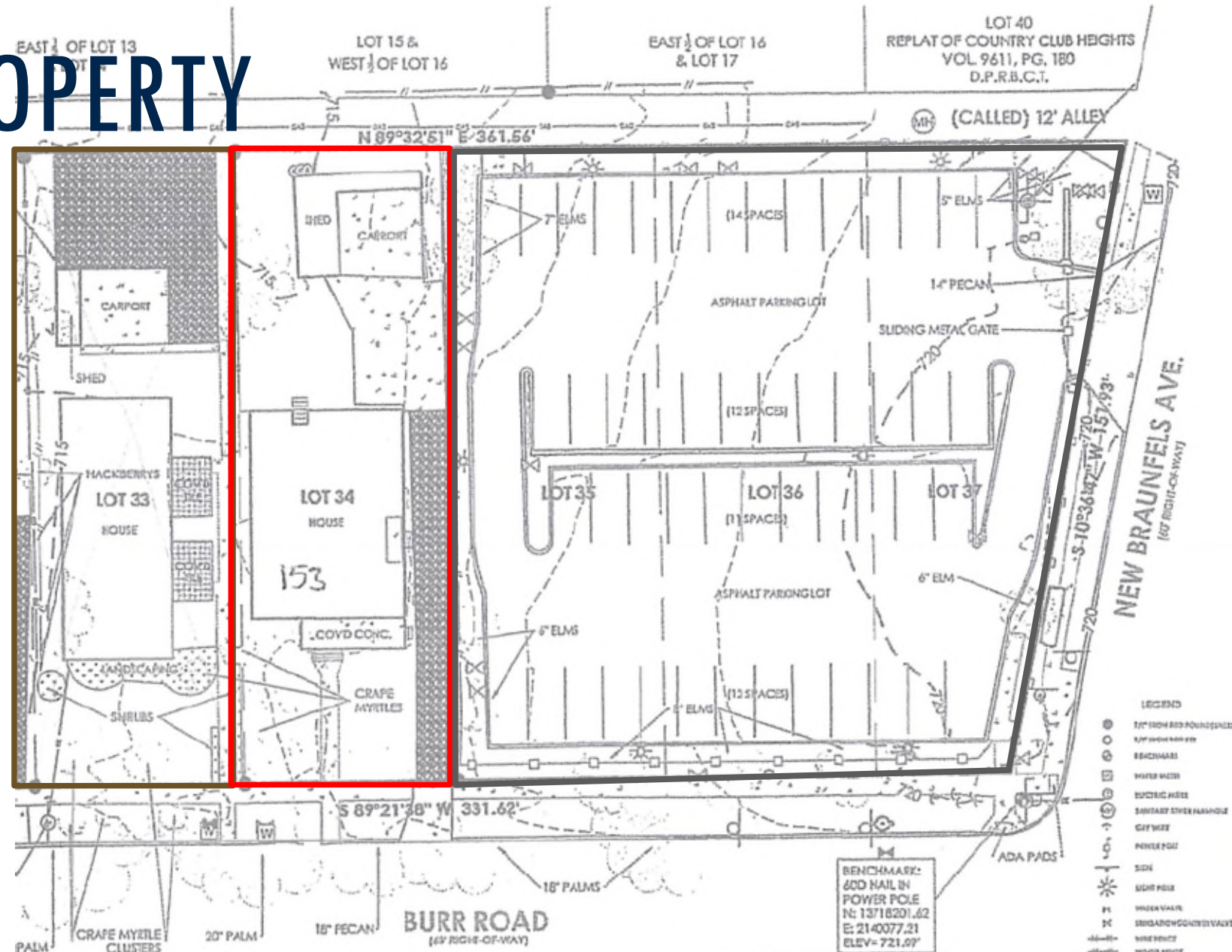
# BACKGROUND



- Lot area = 7500sq ft (50ft by 150ft)
- Vacant



# PROPERTY







# POLICY ANALYSIS

- The proposed zoning change is in keeping with the adjoining property on the east side that is zoned Parking (P) and is currently used for that purpose.
- Future improvements would be subject to Final Review by the Architectural Review Board and approval by City Council.



# PUBLIC NOTIFICATION

- Postcards – mailed to property owners within a 200-foot radius
- Notices – posted on City website and on property
- Legal Notice – posted in official newspaper of the City (SA Express News)
- Responses received:
  - Support: (10)            Neutral: (2)
  - Oppose: (0)

**P&Z CASE NO. 419  
740 TUXEDO  
CLOSE, VACATE, & ABANDON ROW**

**FEBRUARY 07, 2022**



**COMMUNITY DEVELOPMENT**

Presented by:  
Lety Hernandez  
Director

# SUMMARY



- The applicant, owner of 740 Tuxedo, has requested the City close, vacate, abandon, and sell a portion of alley that abuts the west side of the property.



# PROPERTY

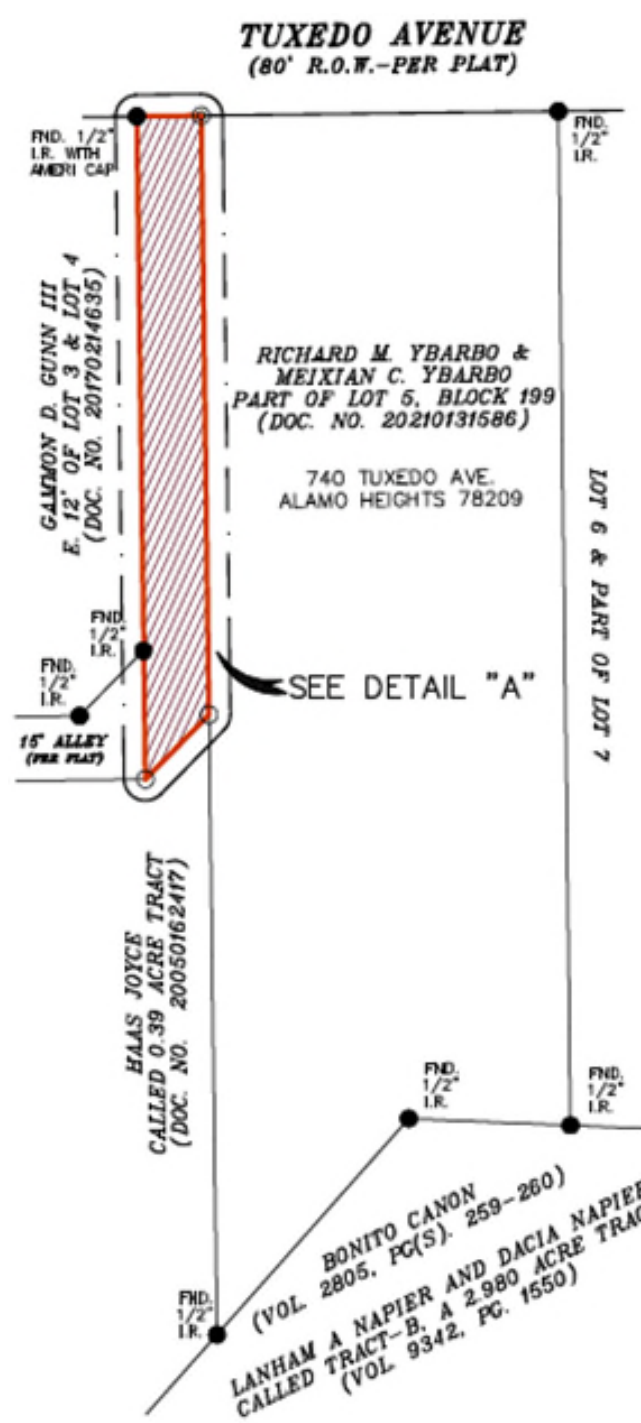


- Tuxedo
- south side
- SF-A





# PROPOSED CONDITIONS





# POLICY ANALYSIS

- Sect. 16-105: Closure, vacation & abandonment of ROW
  - (d)(1) & (3) Planning and Zoning Commission recommendation needed for City Council consideration
  - (e) Petitioner to provide fair market value of the ROW to be abandoned
- Sect. 16-101: General Provisions
  - (g) Fair market value – Option to rely on an average price per square foot per BCAD market values or require an independent professional appraisal by a jointly selected appraiser.



# PUBLIC NOTIFICATION

- Postcards – mailed to property owners within a 200-foot radius
- Notices – posted on City website and on property
- Legal Notice – posted in official newspaper of the City (SA Express News)
- Responses received:
  - Support: (3)                      Neutral: (0)
  - Oppose: (0)