

STAFF REPORT

Planning and Zoning:	2/3/2025	Staff Contact:	Kristin Gummelt, Planner II
Agenda Item:	2023-1195	E-mail:	kristing@pflugervilletx.gov
Case No.	RP2023-00017	Phone:	512-990-6300

SUBJECT: To conduct a public hearing and consider an application to replat Lot 1, Block A in order to create two lots consisting of approximately 2.51 acres, out of the John Bray Survey N.10, Abstract No. 73, in Pflugerville, TX, generally located west of Weiss Lane and north of Aventura Avenue, to be known as the Replat of Lot 1 Pflugerville Industrial park (RP2023-000117).

LOCATION:

The proposed replat is a property generally located east of Weiss Lane, south of Cele Road and north of Jesse Bohls Road, locally addressed as 18801 Weiss Lane.

ZONING:

The lot is zoned General Business 2 (GB2) and currently is developed as a Gas Station and Retail and Sales Services.

ANALYSIS:

The lot was originally platted in 2017 as a commercial lot. The proposed replat is to divide Lot 1 of Block A into two separate lots. Each building on the property will be on a separate lot.

TRANSPORTATION:

No changes to the road network are proposed or required.

UTILITIES:

The property is within the City of Pflugerville water and wastewater CCN.

NOTIFICATION:

Notification has been provided in accordance with state law and city ordinances.

STAFF RECOMMENDATION:

The Replat meets the minimum state and local requirements, and staff recommends approval.

ATTACHMENTS:

- Location Map
- Proposed Pflugerville Industrial Park Lot 1, Block A Replat

LOCATION MAP

