



City of Pflugerville

Legislation Details (With Text)

File #:	ORD-0683	Version:	4	Name:	East Pflugerville Parkway Commercial Center Rezoning
Type:	Ordinance	Status:			Approved
File created:	11/29/2022	In control:			Planning and Zoning Commission
On agenda:	3/14/2023	Final action:			
Title:	Approving an ordinance on second reading with a caption reading: An Ordinance of the City of Pflugerville, Texas, Amending Ordinance No. 1563-22-10-11 of the City of Pflugerville, Texas, as amended, by changing the zoning designation of an approximate 3.248 acres of unplatted land situated in the John Davis Survey No. 13, Abstract No. 231, City of Pflugerville, in Travis County, Texas, from Agriculture/Development Reserve (A) to Urban Center (Level 5: CL5) to be known as the East Pflugerville Parkway Commercial Rezoning (2022-5-REZ); providing for repeal of conflicting ordinances; providing for severability; and providing an effective date.				

Sponsors:

Indexes:

Code sections:

Attachments: 1. General Location Map, 2. Staff Report, 3. Ordinance, 4. Proposed Development Standards

Date	Ver.	Action By	Action	Result
3/14/2023	4	City Council	Approved on Second Reading	Pass
2/28/2023	3	City Council	Approved on First Reading	Pass
2/6/2023	2	Planning and Zoning Commission	Recommended for Adoption	
12/5/2022	1	Planning and Zoning Commission		

Approving an ordinance on second reading with a caption reading: An Ordinance of the City of Pflugerville, Texas, Amending Ordinance No. 1563-22-10-11 of the City of Pflugerville, Texas, as amended, by changing the zoning designation of an approximate 3.248 acres of unplatted land situated in the John Davis Survey No. 13, Abstract No. 231, City of Pflugerville, in Travis County, Texas, from Agriculture/Development Reserve (A) to Urban Center (Level 5: CL5) to be known as the East Pflugerville Parkway Commercial Rezoning (2022-5-REZ); providing for repeal of conflicting ordinances; providing for severability; and providing an effective date.

The applicant is seeking to rezone the property to Urban Center (Level 5: CL5) to remain consistent with the surrounding zoning. The property is currently undeveloped land that has been used for agricultural uses and the property is surrounded by CL5 zoning, and undeveloped land to the south, which is part of an established Municipal Utility District known as Northeast Growth Corridor No. 1. This parcel was released from that district prior to annexation.

The comprehensive plan, as well as the infrastructure master plans, identify the area for dense mixed use and employment. The parcel also falls within the estimated corridor boundary.

Staff Recommendation

Staff recommends approval of the request.

Planning and Zoning Commission Action

On February 6, 2023 the Planning and Zoning Commission conducted a public hearing and recommended approval of the proposed ordinance with a vote of 6-0.

Prior City Council Action

The City Council held a public hearing and approved the ordinance on the first reading on February 28, 2023 with a vote of 7-0.

Funding Expected: Revenue ☐ Expenditure ☐ N/A ☒

Budgeted Item: Yes ☐ No ☐ N/A ☒

Amount: _____

1295 Form Required? Yes ☐ No ☒

Legal Review Required: ☒ Required ☐ Date Completed: 2/13/2023

Supporting documents attached:

1. General Location Map
2. Staff Report
3. Ordinance
4. Proposed Development Standards

Recommended Actions

1. Motion to approve the ordinance on second reading amending ordinance 1563-22-10-11.