

# The Reserve – 5828 Conveyor Dr

## Location:

- 5828 Conveyor Dr
- 236.36 acres

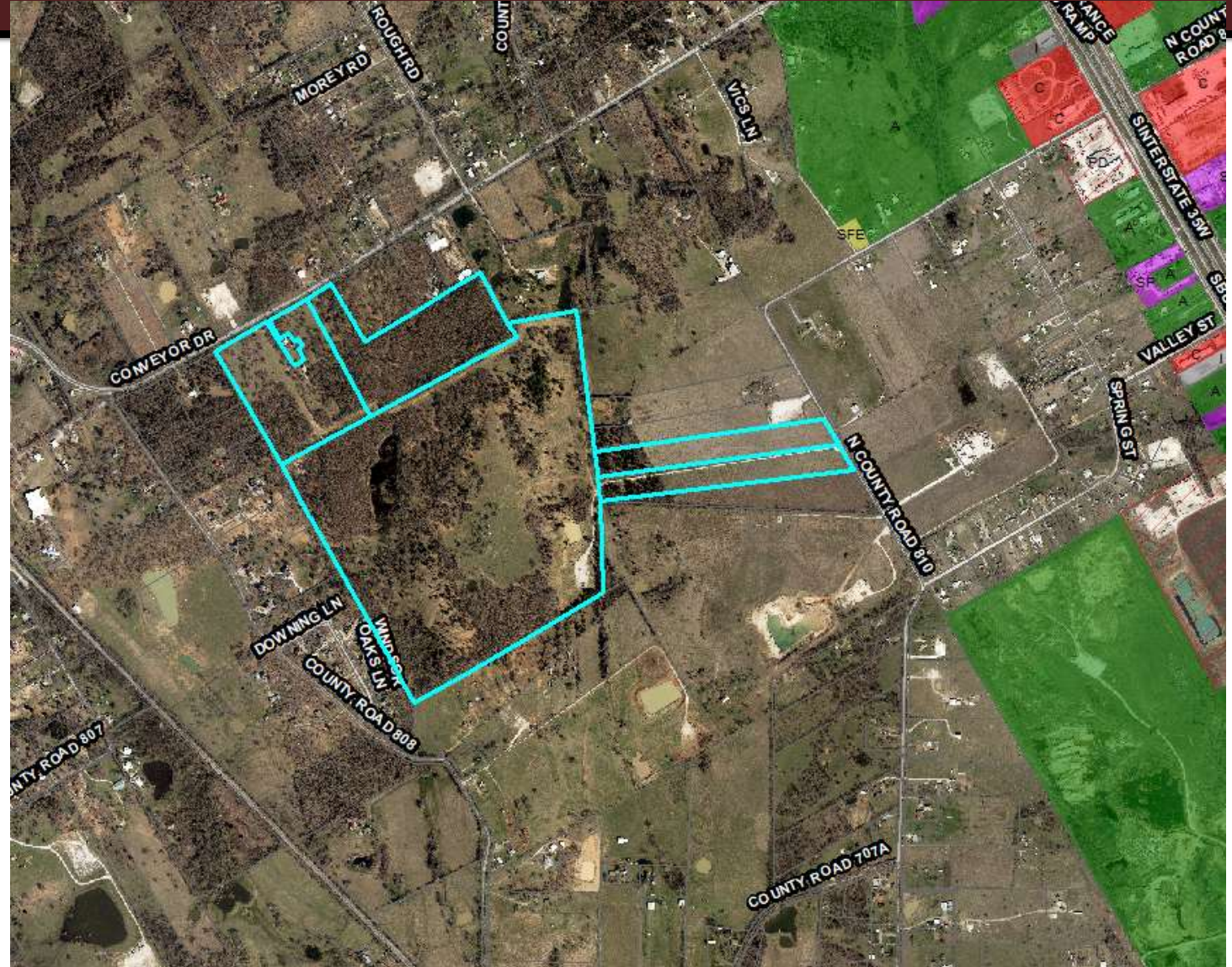
## Applicant:

Mark Webb

Sanjit Bhattacharya

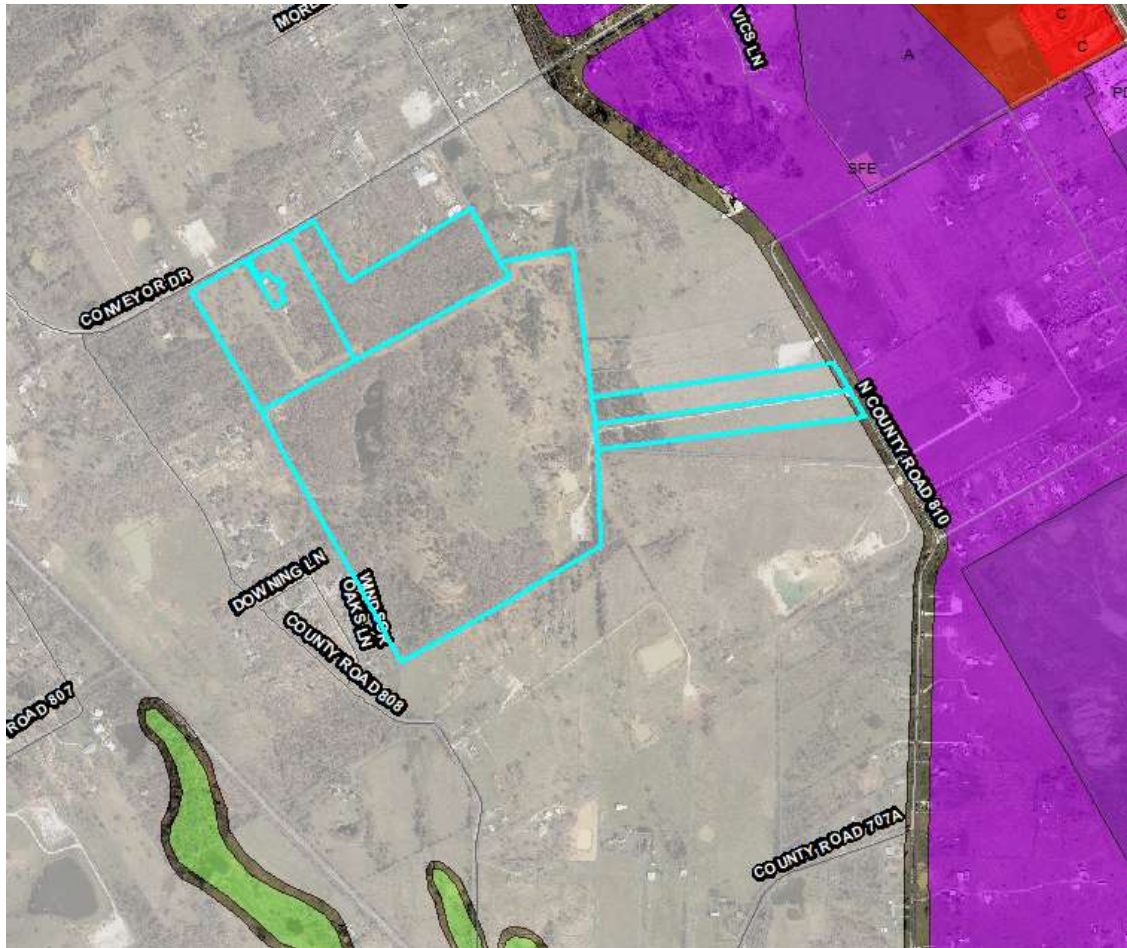
## Item for approval:

Annexation (Case22-073)



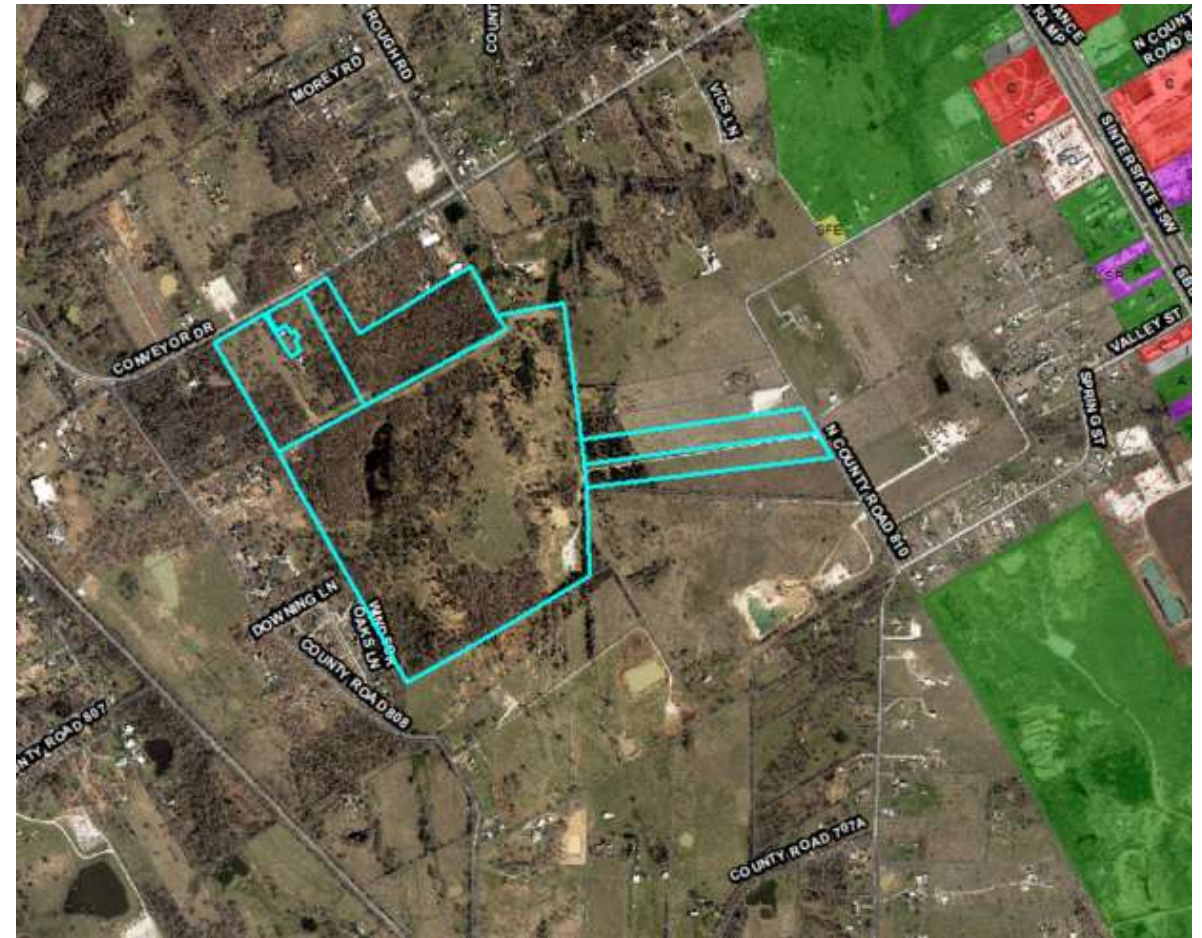
# Comprehensive Plan

Future Development



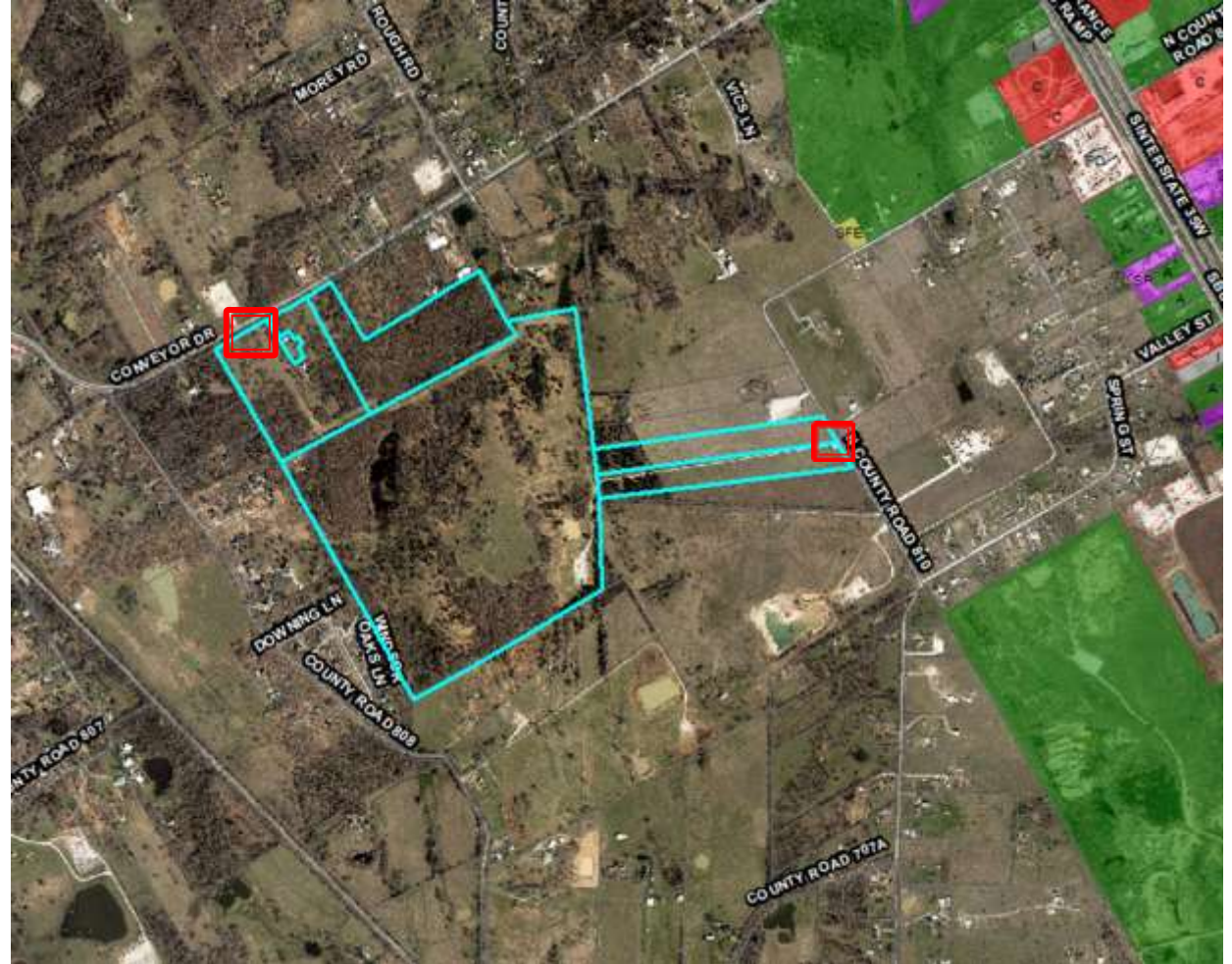
# Zoning

N/A – ETJ  
Defaults to AG upon annexation



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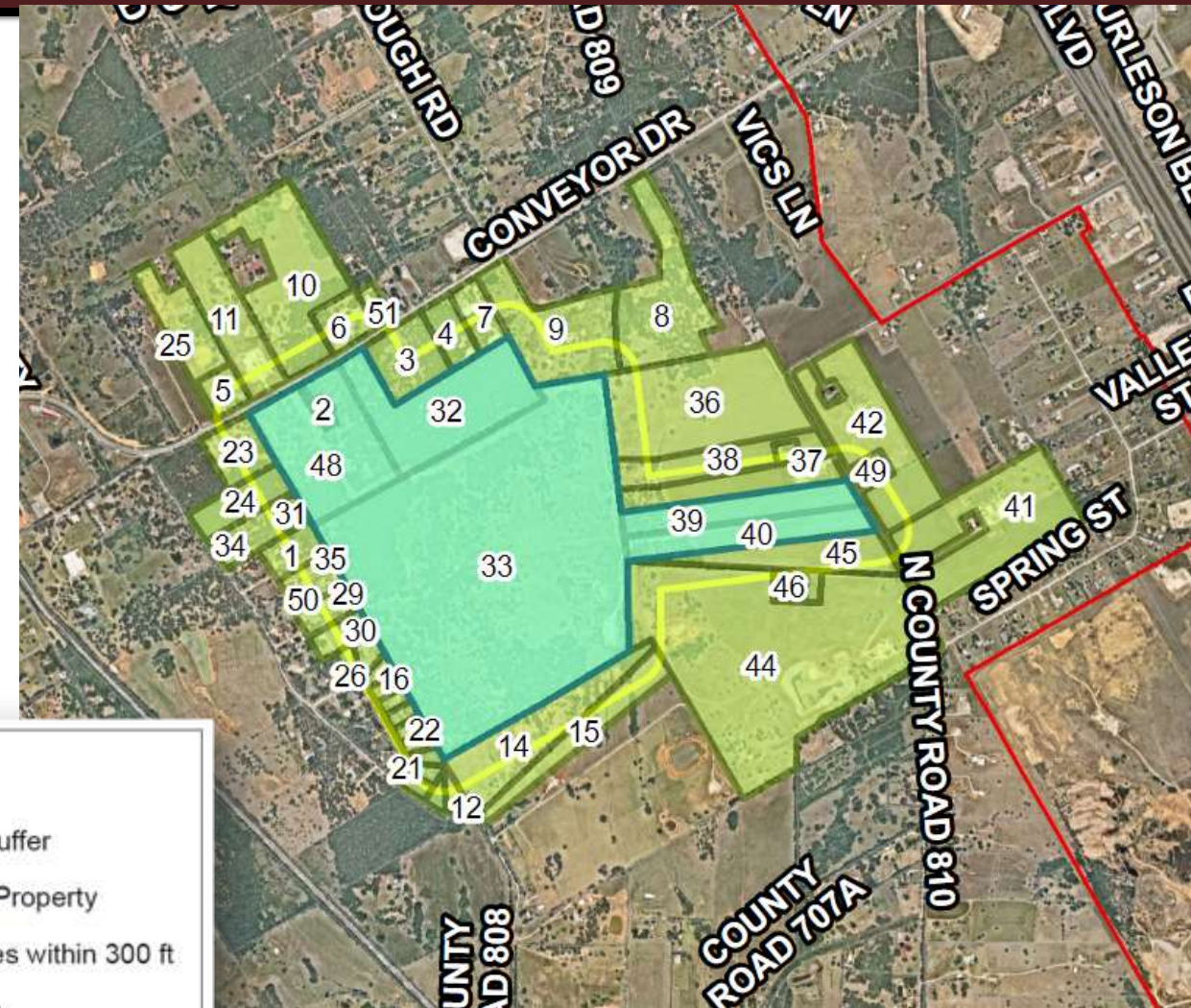
- Applicant has submitted a concurrent zoning request for baseline SFE, Single-family Estate dwelling district standards ( minimum 1 acre lots)
- Currently proposing 199 lots and 2 open space lots, with no special conditions, waivers or variances
- Site is proposing access off of FM 917 and CR 810 (shown in red)
- Site will be a gated community with privately maintained streets
- Site will utilize on-site septic (OSSF)



# The Reserve – 5828 Conveyor Dr

Public Hearing Notice Public notices mailed to property owners within 300 feet of subject property.

Published in newspaper  
Signs Posted on the property



## Legend

- 300 ft. Buffer
- Subject Property
- Properties within 300 ft
- Burleson

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## Staff's Recommendation

- Staff recommends approval of an ordinance for voluntary annexation based on:
- Applicant is proposing one acre lots (SFE zoning) with private streets and on site septic
- Several tracts under development agreements (shown in gray)

