



# ZC Case 25-190

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PRESENTED TO CITY COUNCIL– 9.2.25

TONY MCILWAIN, DEVELOPMENT SERVICES DIRECTOR

# ZC – 900 CR 1021

## Location:

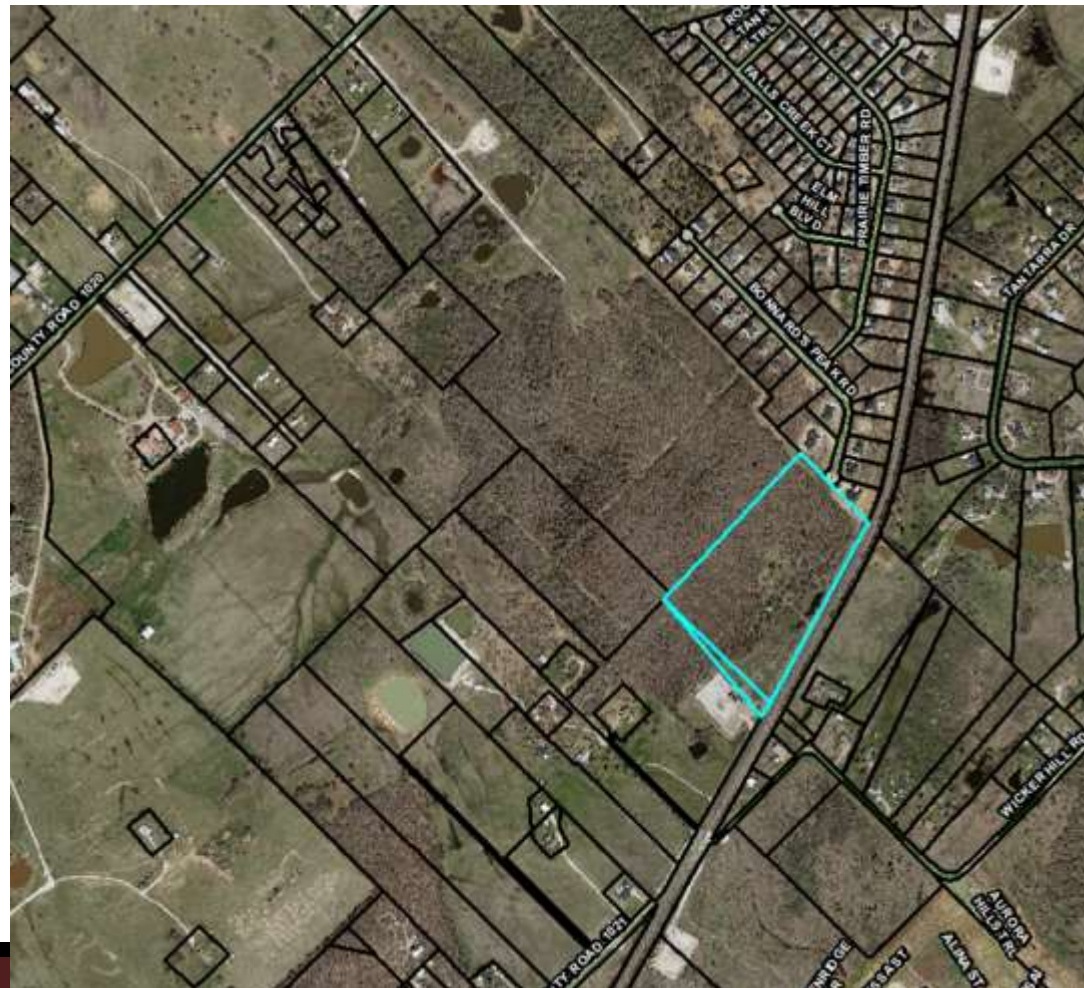
- 900 CR 1021

## Applicant:

- Jerry Allen (Applicant)
- Mike Arnold (Owner)

## Item for approval:

Zoning Change from “A” Agricultural to “SF16” Single-family dwelling district -16 for a residential subdivision -Legacy Hill.  
(Case 25-190).





## Zoning

SF-16



## Comprehensive Plan

Neighborhoods



# ZC – 900 CR 1021

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## **SF-16 Zoning Regulations:**

- Density: 2.30 residential dwelling units per acre.
- Lot size: 16,000 square feet minimum.
- Floor area: 1,800 square feet minimum.
- Depth of front yard: 25 feet minimum.
- Depth of rear yard: ten feet minimum.
- Width of side yard: six feet on each side.
- Width of side yard adjacent to side street: 15 feet minimum.
- Width of lot: 80 feet minimum.
- Depth of lot: 100 feet minimum.



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## Public Hearing Notice:

- Public notices were mailed to property owners (based on current JCAD records) within 300 feet of subject property.
- Published in the newspaper.
- Sign Posted on the property.
- At this time staff has received no formal opposition



### Legend

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

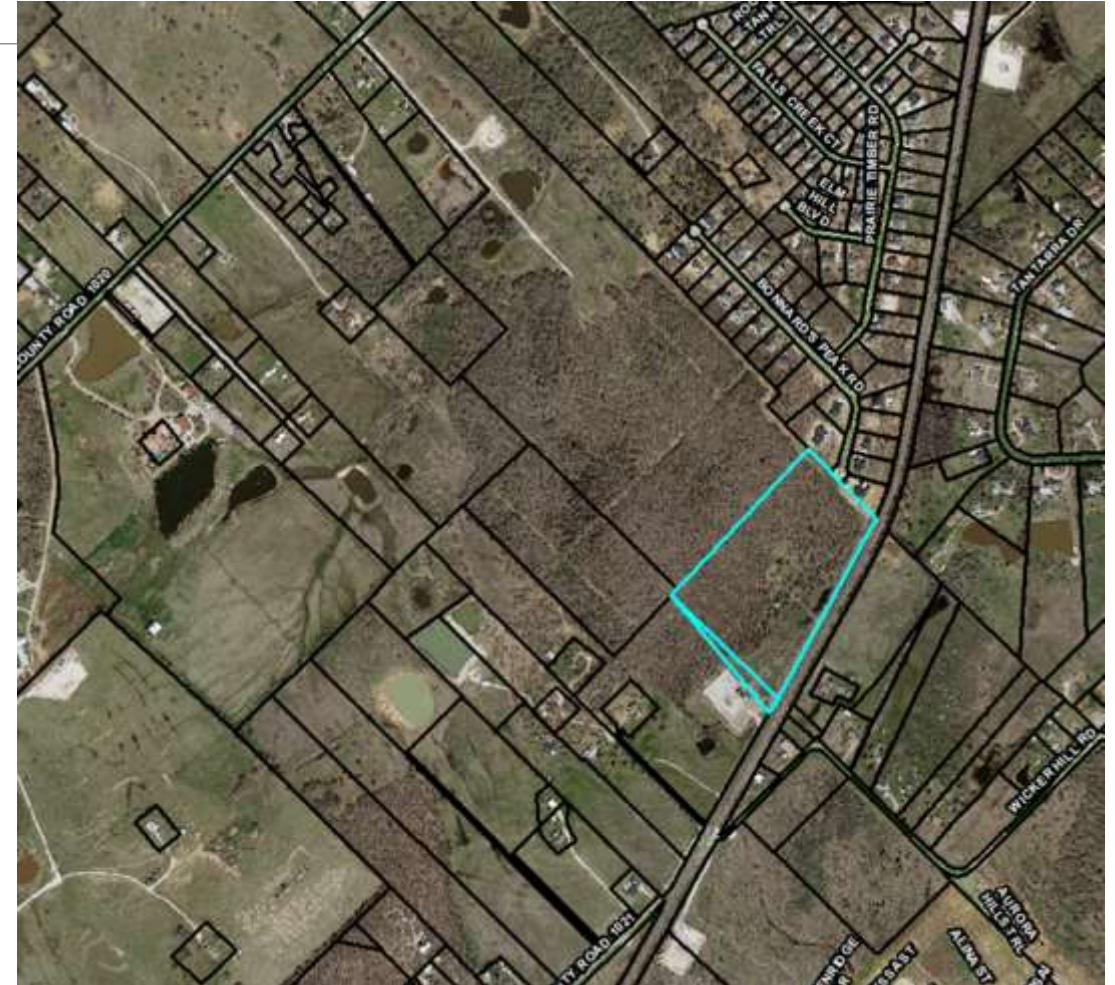
# ZC – 900 CR 1021

## P&Z Summary:

- Recommended approval 9-0
- No discussion
- No speakers

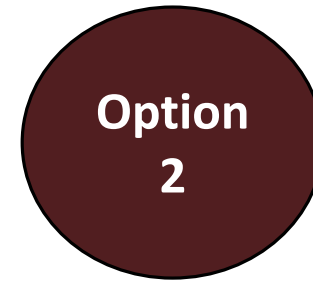
## Staff Recommendation:

- Staff has determined that the requested zoning and use align with the Comprehensive Plan.
- Staff recommends approval of the ordinance for a zoning change.





Approve



Deny



# Questions / Comments

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