

As a young business owner, very familiar with Calhoun County and the Port Lavaca area, also very knowledgeable of the boating and fishing industry, I view the area as a very promising place to construct a boat storage facility. There is, in my personal opinion, a need for more units specific to Port Lavaca when compared to the abundance of constantly filled units in the surrounding towns. As a port city that is very frequently traveled through by leisure boaters and fishermen the city is very ideal for my plans.

I plan to come in and construct a very cosmetic and solid facility that will consist of, at maximum, 300 units, depending on the level of demand. Compared to Port O'Connor and other surrounding towns, Port Lavaca has a shortage of newer boat storage units and in my opinion has just as many fishermen and boats within the town, as well as an abundance of through traffic traveling along the Texas coast. Our boat storage will be fenced and gated to provide security and ensure the safety of our customers' belongings. The ground work will consist of asphalt and concrete with approved drain systems. There will be a wash station for our customers to clean their boats before putting them into their units, at no extra cost to them. I will personally be on site at the facility many times throughout the week checking on the place and will be an easy contact if the city or anyone else has any issues with our project/business.

I look forward to meeting with city personnel to discuss and further develop plans to move forward with this project which will benefit the city and the community. I appreciate you taking the time to read and consider my plans and look forward to meeting you in the future.

Sincerely,

Joshua Wagner



Boat Stall

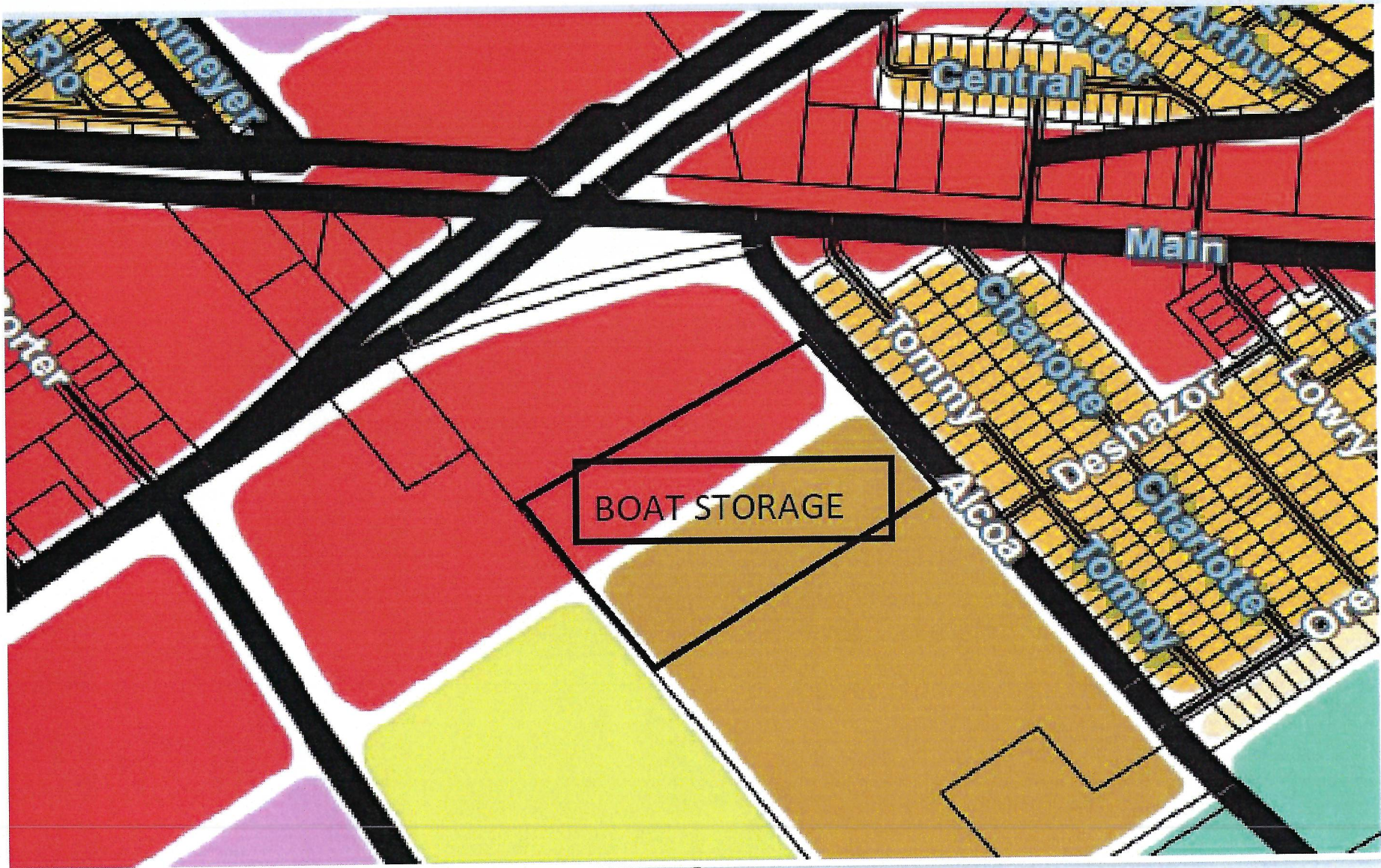


Boat and Trailer Wash Down Area.



Boat Storage Lay-Out, 100% Fenced in.

Future Land Use Designation: Commercial (RED) and Multi-Family (BROWN)



Property Identification #: 39930

Property Information: 2021

Owner Identification #: 12770

Geo ID: A0137-00000-0007-00
Situs ALCOA DR PORT LAVACA, TX
Address: 77979
Property Type: Real
State Code: D1

Legal Description: A0137 SAMUEL SHUPE,
TRACT PT 3, ACRES 28.546
Abstract: A0137
Neighborhood: PORT LAVACA WEST
Appraised Value: \$9,670.00
Jurisdictions: G05, NV6, S01, C04, FML,
CAD, GWD

Name: PORT LAVACA INVESTORS
LTD
Exemptions:
DBA: Null

 Re-Center Map

Calhoun CAD Map Search

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