



Legislation Details (With Text)

<b>File #:</b>	15-21160	<b>Version:</b>	1	<b>Name:</b>	
<b>Type:</b>	Zoning Item	<b>Status:</b>		Agenda Ready	
<b>File created:</b>	8/31/2023	<b>In control:</b>		Zoning Committee Work Session	
<b>On agenda:</b>	9/6/2023	<b>Final action:</b>			
<b>Title:</b>	Rezoning Petition: 2023-030 by Rhyne Land Holdings, LLC				
<b>Attachments:</b>	1. 2023_030_PostHSA_DONE, 2. 2023_030_RevSitePlan_2023_08_24, 3. 2023_030_Consistency				

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

**Rezoning Petition: 2023-030 by Rhyne Land Holdings, LLC**

**Location:** Approximately 123.80 acres located on the south side of University City Boulevard, northeast of Interstate 485, and east of Back Creek Church Road. (ETJ - BOCC: 3-Dunlap; Closet CC 4-Johnson)

**Current Zoning:** MX-2 with 5-year vested rights (mixed use district)

**Proposed Zoning:** I-2(CD) (general industrial, conditional) and MX-2(mixed use district)

**Public Hearing Held:** August 21, 2023 - Item #62

**Staff Resource:** [Claire Lyte-Graham](#)

**Staff Recommendation:**

Staff recommends APPROVAL of this petition.

**Attachments:**

- Post-Hearing Staff Analysis
- Site Plan
- Statement of Consistency