



**AGENDA ITEM REQUEST FORM  
CITY OF JOHNSON CITY, TEXAS  
CITY COUNCIL**

**ITEM NO. 2**

**MEETING DATE:** January 4, 2022

**AGENDA PLACEMENT:**

- Ceremonial
- Consent
- Individual
- Closed Session

**CAPTION:**

Public Hearing to give all interested persons the right to appear and be heard on a Zoning Amendment Application from Old Annex Office Solutions, LLC for a Conditional Use Permit for a Permanent Mobile Food Court located at 200 N. Ave. G, Johnson City, Texas 78636. (Applicant)

**STRATEGIC WORK PLAN:**

- Not Applicable
- Goal 1: Increase Housing Diversity
- Goal 2: Expand Quality Lodging
- Goal 3: Improve Code Enforcement
- Goal 4: Improve Streetscaping & Signage
- Goal 5: Improve Fire Safety
- Goal 6: Improve Streets
- Goal 7: Increase Publicity & Promotion of the Community
- Goal 8: Increase Economic Development Activities

**EXECUTIVE SUMMARY:** N/a

**FINANCIAL:** N/a

**ATTACHMENTS:**

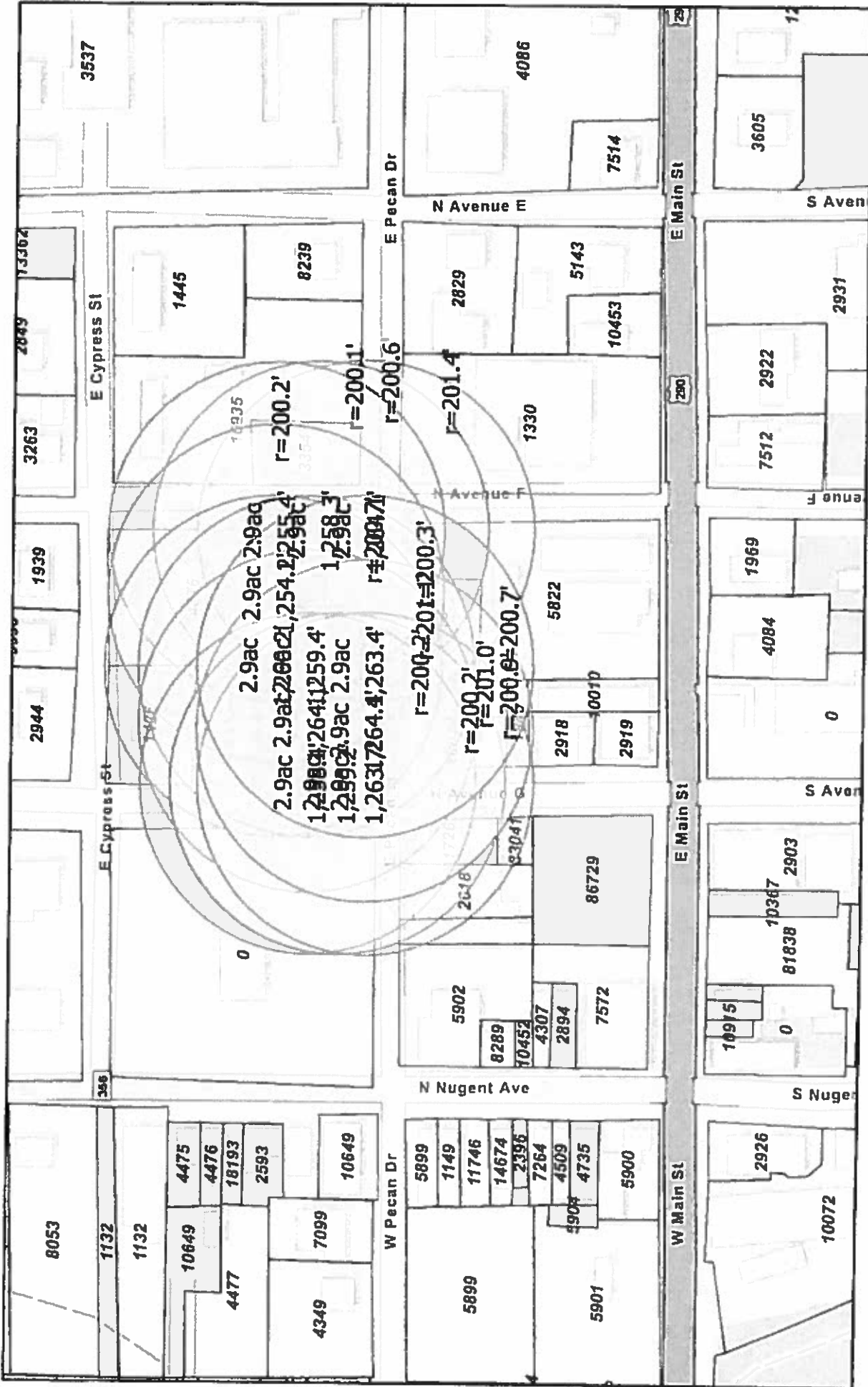
- 200' Notification Map
- Mailing List
- Sample Letter
- Zoning Amendment Sign
- Record Courier Notice

**SUGGESTED ACTION:** N/a

**PREPARED BY:** City Staff

**DATE SUBMITTED:** 12/31/21

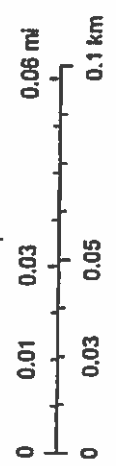
# 200 N. Ave. G



12/5/2021, 4:22:13 PM

- Parcels
- Abstracts

1:2,257



Owner Name	Mailing Address	Mailing Address 2	Mailing Address 3	Mailing Address City	Mailing Address State	Mailing Address Zip Code
LAZY OAK ARC LLC		P O BOX 9		JOHNSON CITY	TX	78636
GIBLIN-SMITH INVESTMENTS LLC		808 WEST 11TH ST		AUSTIN	TX	78701
ANDERSON THOMAS E & JONNIE M	5418 TORTUGA TRAIL			AUSTIN	TX	78731
ROYALL TONI ANN		119 WINDING DR		JOHNSON CITY	TX	78636
GIBLIN-SMITH INVESTMENTS LLC		808 WEST 11TH ST		AUSTIN	TX	78701
WEIRICH JEWEL		500 CIMMARRON BAY		RUN AWAY BAY	TX	76426
FIRST BAPTIST CHURCH (JC)	P O BOX 417			JOHNSON CITY	TX	78636
HELMLY RENTALS LLC		9300 S HWY 35	STE # A500, #509	AUSTIN	TX	78748
COUNTY OF BLANCO	C/O COUNTY JUDGE	P O BOX 471		JOHNSON CITY	TX	78636
ARROWHEAD WEST INC	MOURSUND	P O BOX 1		ROUND MOUNTAIN	TX	78663
CONN GLORIA D	% K M LUSK	P O BOX 1115		JOHNSON CITY	TX	78636
ARMADILLO DEVELOPERS LLC		P O BOX 2034		JOHNSON CITY	TX	78636
CROWSON WINES LLC		P O BOX 857		JOHNSON CITY	TX	78636
JOHNSON ZACHARY & MALYN	P O BOX 1406			JOHNSON CITY	TX	78636
FIRST BAPTIST CHURCH (JC)	P O BOX 417			JOHNSON CITY	TX	78636
KINMAN JESSIE & SANDRA	2703 CAVILEER AVE			AUSTIN	TX	78757
DIAMOND X PROPERTIES LLC	SHELTON K COLEMAN	PO BOX 1816		JOHNSON CITY	TX	78636
JOHNSON CITY BANK		P O BOX 426		JOHNSON CITY	TX	78636
ARMADILLO DEVELOPERS LLC		P O BOX 2034		JOHNSON CITY	TX	78636



303 E. Pecan Dr. Johnson City, TX 78636 | P.O. Box 369 Johnson City, TX 78636  
Phone: 830.868.7111 | Fax: 830.868.7718 | Web: [www.JohnsonCityTX.org](http://www.JohnsonCityTX.org)

December 5, 2021

LAZY OAK ARC LLC  
P O BOX 9  
JOHNSON CITY, TX 78636

**Re: Old Annex Office Solutions, LLC  
200 N. Ave. G  
Zoning Amendment Application**

Dear Property Owner:

The City of Johnson City, TX has received a Zoning Amendment Application from Old Annex Office Solutions, LLC for a Conditional Use Permit for a Permanent Mobile Food Court located at 200 N. Ave. G, Johnson City, TX 78636. Your property has been identified as being located within 200 ft. of the subject parcel.

The Planning and Zoning Commission and City Council will hold Public Hearings on the Zoning Amendment Application on December 28, 2021 and January 4, 2022, respectively, at 6 p.m. C.S.T. at City Hall, 303 E. Pecan Dr., Johnson City, TX 78636. The public is invited to attend.

The Zoning Amendment Application and related background documents are posted on the City's website, [www.johnsoncitytx.org](http://www.johnsoncitytx.org), under "Notices". Questions and/or comments can be directed to myself, Rick Schroder, at 830-868-7111, Ext. 8, or by email at [rschroder@johnsoncitytx.org](mailto:rschroder@johnsoncitytx.org).

Best,

Rick A. Schroder  
Chief Administrative Officer  
City of Johnson City, TX

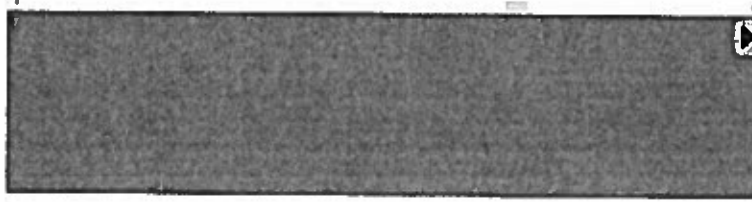
LOCAL FOOD TRUCKS WANTED  
ELECTRIC \* WATER \* SEWER  
FAVORABLE TERMS  
CALL DEBBIE AT 830-396-9011



# REZONING

THE PROPERTY OWNER OF THIS PROPERTY  
HAS REQUESTED REZONING. ADDITIONAL  
INFORMATION ON THIS REQUEST CAN BE  
FOUND ON THE CITY'S WEB SITE.

[WWW.JOHNSONCITYMO.ORG](http://WWW.JOHNSONCITYMO.ORG) = 830.388.111



**PUBLIC NOTICES**

**PUBLIC NOTICE**  
 Application has been made with the TEXAS ALCOHOLIC BEVERAGE COMMISSION for a Wine and Malt Beverage Retail Dealer's Off-Premise Permit by DIXIE QUICK STOP LLC dba DIXIE QUICK STOP is located at 500 N US HIGHWAY 281 JOHNSON CITY (BLANCO COUNTY), TX 76836.  
 The Principal of said Company is BIJAYA KHATRI, Manager Member.

**Publisher's Notice**  
 All real estate advertised herein is subject to the Federal Fair Housing Act, which makes it illegal to advertise any preference, limitation, or discrimination because of race, color, religion, sex, handicap, familial status, or national origin, or intention to make any such preference, limitation, or discrimination. We will not knowingly accept any advertising for real estate which is in violation of the law. All persons are hereby informed that all dwellings advertised are available on an equal opportunity basis.

**PUBLIC NOTICE**  
 City of Johnson City, Texas  
 Notice of Public Hearings  
 The City of Johnson City has received a Zoning Amendment Application from Old Amers Office Substitutions, LLC for a Conditional Use Permit for a Premiums Mobile Food Court located at 300 N. Ave. G, Johnson City, TX 76836. The Planning and Zoning Commission and City Council will hold Public Hearings on the Zoning Amendment Application on December 28, 2021 and January 4, 2022, respectively, at 6 p.m. C.S.T. at City Hall, 303 E. Pecan Dr., Johnson City, TX 76836. The public is invited to attend.  
 The Zoning Amendment Application can be found on the City's homepage, www.johnsoncitytx.org.

**PUBLIC NOTICE**  
 The Blanco County Commissioners Court has received an application for plat revision in the Reubin J Rurch subdivision. A copy of the proposed plat revision is on file in the County Judge's office. The Court will consider this revision in their regular meeting on Tuesday, December 14, 2021, which is held in the County Courthouse in Johnson City, Texas. Any person wishing to protest these plat revisions should attend.(12/15)

**PUBLIC NOTICE**  
 Public notice of an application submitted to the Blanco-Peetwater Groundwater Conservation District for a water well Operating Permit to pump up to 8,000,000 gallons of groundwater per year.  
 Curtis Utilities (Texas), Inc. has submitted an application to the Blanco-Peetwater Groundwater Conservation District for an Operating Permit to produce up to 8,000,000 gallons of groundwater annually from two Public Water Supply wells located in the Trinity Oaks Preserve at Round Mountain Subdivision east of Hwy 281 near Morning Dew Drive to be used for Public Water Supply.  
 A public hearing on the application will be held in accordance with BPCED Rule 4.4 (See Rules at www.blancowater.org). The hearing is scheduled to be held on January 20, 2022 at the BPCED Office, 601 West Main, Johnson City, TX 76836. The meeting will start at 7:00 pm. Anyone interested in the application may submit written comments about the application to the District prior to the scheduled meeting at which the application will be considered by the Board or may attend the meeting and submit written comments or make oral comments at the time designated for comments.  
 Contact: BPCED PO Box 1316, Johnson City, Texas 76836  
 (817) 868-9196    manajgr@blancowater.org

