

Memorandum

REPORT TO: City Commission

FROM: Collin Mieras, Associate Planner
Chris Saunders, Community Development Manager
Erin George, Community Development Director

SUBJECT: Resolution for the Adoption of the Hanson Lane Annexation, Annexing 9.979 Acres, Application 25775

MEETING DATE: June 2, 2026

AGENDA ITEM TYPE: Resolution

RECOMMENDATION: Adopt Resolution.

STRATEGIC PLAN: 4.2 High Quality Urban Approach: Continue to support high-quality planning, ranging from building design to neighborhood layouts, while pursuing urban approaches to issues such as multimodal transportation, infill, density, connected trails and parks, and walkable neighborhoods.

BACKGROUND: The Commission unanimously (4:0) approved Application 25775 on May 5, 2026 to annex 9.979 acres, subject to terms of annexation, and voted (3:1) to establish an initial zoning designation of R-B (Residential Mixed Use Low-Medium District). The landowner has agreed to the terms of the annexation agreement as identified in the staff report from the May 5, 2026 City Commission meeting. A signed annexation agreement was received on May 26, 2026.

The Hanson Lane property is undeveloped, consists of 9.979 acres and is generally located north of Durston Road, east of Hanson Street, and west of New Holland Drive. The property is part of a larger inholding of unincorporated land, with city limits immediately adjacent to the property on three sides: the south, east, and northwest.

The property owner does not have any current plans to develop the property after the completion of the annexation, zone map amendment, and subdivision exemption. Any possible future development will need to comply with the permitted uses and standards in the R-B zone district. Please note that this annexation is separate from the Fowler Housing Project, which is located on the adjacent property to the north/northeast and owned by the City.

UNRESOLVED ISSUES: None.

ALTERNATIVES: As determined by the Commission.

FISCAL EFFECTS: None at this time.

Attachments:

[ANNEXATION MAP.pdf](#)

[25775 Hanson Lane Annex Resolution 2026-____.pdf](#)

[Hanson Lane Annexation Agreement - Applicant Executed.pdf](#)

Report compiled on: May 18, 2026