

**PZ23-0214**  
**Zone Change (R-2 to C-O)**

Source: City of New Braunfels Planning  
 Date: 6/6/2023

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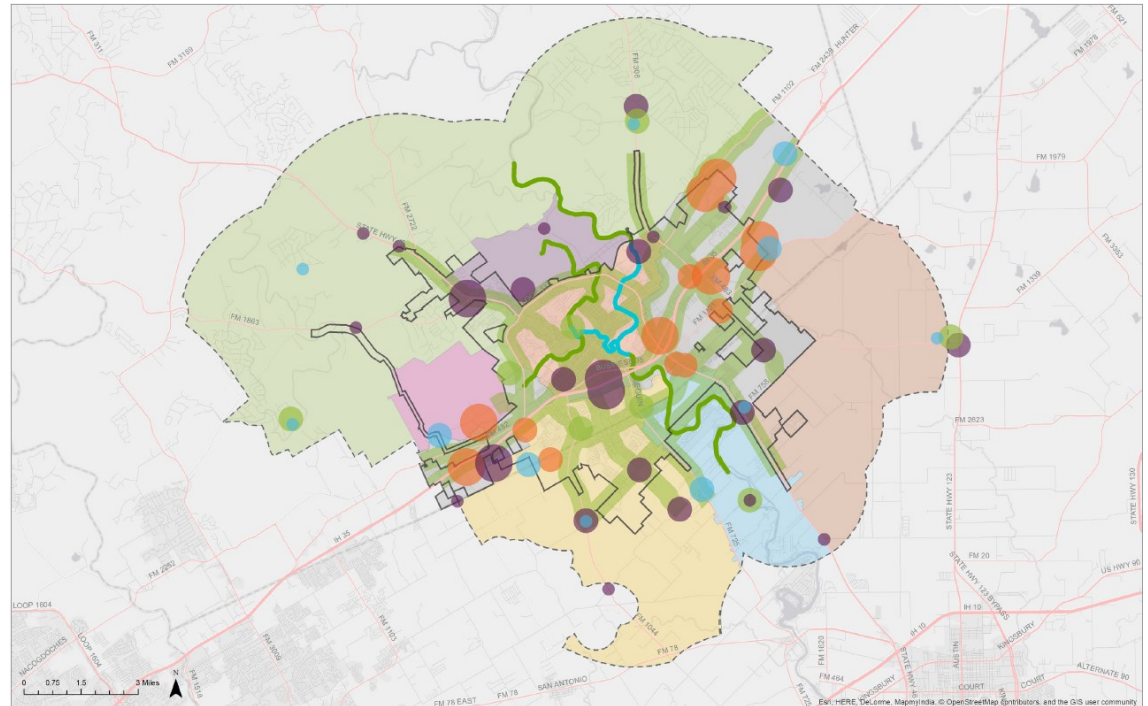


# Envision New Braunfels

A SPECIAL PLACE BY DESIGN

- ♦ Located in the New Braunfels Sub-Area
- ♦ Near existing Education, Outdoor, Tourist, and Employment Centers

## Future Land Use Map



- **Action 1.3** Encourage balanced and fiscally responsible land use patterns.
- **Action 1.14** Ensure regulations do not unintentionally inhibit the provision of a variety of flexible and innovative lodging options and attractions.
- **Action 3.1** Plan for healthy jobs/ housing balance.
- **Action 3.3** Balance commercial centers with stable neighborhoods.
- **Action 3.17** Enact policies that dis-incentivize incompatible commercial encroachment into neighborhoods that whittle away at the edges, while still allowing for neighborhood scale commercial within walking distance of homes.