

Legislation Text

File #: 24-23, Version: 2

PRESENTER:

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SUBJECT:

Discussion and update on the Land Development Ordinance (LDO) project

DEPARTMENT: Economic and Community Development

COUNCIL DISTRICTS IMPACTED: 1, 5

BACKGROUND INFORMATION:

The Land Development Ordinance (LDO) process continues with the revision of development standards in New Braunfels. Land development ordinances are a set of regulations, standards, and tools that describe what can be built where in New Braunfels. This includes zoning, but also other ordinances affecting land development in the City, such as subdivision platting, historic preservation standards, sign requirements, and other items. The LDO process will review and propose updates to the content of these ordinances and combine them into one central document, with an internally consistent and logical organizational structure. Items to be reviewed as part of this process that are relevant to Downtown include the renaming and creating of distinct districts, historic preservation standards, and other items.

This update is to share recent questions and feedback brought by a Downtown Board member, along with comments from the Planning Department who are responsible for the LDO's development. Feedback from the discussion of these items will be shared with the Planning Department.

ISSUE:

The Land Development Ordinance is undergoing a re-write and proposed changes to development codes will affect Downtown New Braunfels. The last time the zoning ordinance was comprehensively updated was in 1987, the platting and historic preservation ordinances were written in the 1990s, and the sign ordinance was written in 2006. More information on the process, project scope, anticipated timeline, and requests for feedback can be found here: <https://www.newbraunfels.gov/3449/Land-Development-Ordinance>