

	<div style="text-align: center;"> <h2 style="margin: 0;">AGENDA ITEM SUMMARY</h2> </div> <div style="border: 1px dashed purple; padding: 5px; margin-top: 10px;"> <p style="text-align: center; margin: 0;"><b>District Impacted</b></p> <p><input type="checkbox"/> 1 = Wolosin</p> <p><input type="checkbox"/> 2 = Woolard</p> <p><input type="checkbox"/> 3 = Scott</p> <p><input type="checkbox"/> 4 = Boddie</p> <p><input type="checkbox"/> 5 = Macaluso</p> <p><input checked="" type="checkbox"/> All</p> </div>		
<b>Agenda Date</b>	<i>January 04, 2021</i>		
<b>Requested Action</b>	TO CONSIDER THE PROPOSED ADOPTION OF THE REVISED ZONING MAP AND AMENDMENTS TO THE UNIFIED DEVELOPMENT CODE (UDC).		
<b>Contact Person</b>	Laura Talley, Planning and Community Development Director		
<b>Background Information</b>	<p>We plan to hold multiple public hearings for the zoning map, overlay districts and text amendments between now and March. No action will be taken until the final public hearings, but discussion may be had and staff plans to provide information regarding proposed changes as we go through the public process. We will also hold a workshop on January 21<sup>st</sup> for both P&amp;Z and Council.</p> <p>Please see the interactive map, as Monday night we plan to provide an explanation about what zoning changes occurred and how they were determined.</p> <p><a href="https://www.ci.boerne.tx.us/2003/Zoning-Map">https://www.ci.boerne.tx.us/2003/Zoning-Map</a></p> <p>The public hearings are as follows:</p> <p>JANUARY 4<sup>TH</sup> – P&amp;Z          JANUARY 12<sup>TH</sup> – CITY COUNCIL          FEBRUARY 1<sup>ST</sup> – P&amp;Z          FEBRUARY 9<sup>TH</sup> – CITY COUNCIL          MARCH 1<sup>ST</sup> – P&amp;Z .... AND MAKE RECOMMENDATION          MARCH 9<sup>TH</sup> – CITY COUNCIL .... AND FIRST READING</p>		
<b>Item Justification</b>	<table style="width: 100%; border: none;"> <tr> <td style="width: 50%; vertical-align: top;"> <input checked="" type="checkbox"/> Legal/Regulatory Obligation  <input type="checkbox"/> Reduce Costs  <input type="checkbox"/> Increase Revenue  <input type="checkbox"/> Drive Down Risk  <input type="checkbox"/> Master Plan  <input type="checkbox"/> Recommendation         </td> <td style="width: 50%; vertical-align: top;"> <input type="checkbox"/> Infrastructure Investment  <input checked="" type="checkbox"/> Customer Demand  <input type="checkbox"/> Service Enhancement  <input type="checkbox"/> Process Efficiency  <input type="checkbox"/> Other: _____         </td> </tr> </table>	<input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Drive Down Risk <input type="checkbox"/> Master Plan <input type="checkbox"/> Recommendation	<input type="checkbox"/> Infrastructure Investment <input checked="" type="checkbox"/> Customer Demand <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____
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<b>Financial Considerations</b>			

<b>Citizen Input/Board Review</b>	The Board of Adjustments considered a variance to the Flood Damage Prevention Ordinance for construction of a residence in the flood plain. The Board of Adjustments denied the request. Several neighbors spoke against it as well stating that they'd seen water cover the property and felt that adding impervious cover to the site could be hazardous to other properties in the area.
<b>Legal Review</b>	Staff consulted with the city attorney regarding this item.
<b>Alternative Options</b>	The property owner has a small home on the property and may remodel that home, but cannot increase impervious cover per the ordinance.
<b>Supporting Documents</b>	Supporting documentation is attached