

Public hearing and action: Ordinance No. 2024-51

AN ORDINANCE OF THE CITY COUNCIL OF BURNET, TEXAS, AMENDING CITY OF BURNET CODE OF ORDINANCES, CHAPTER 118 (ENTITLED "ZONING") BY AMENDING THE HEIGHT LIMITATIONS IN CHART 1; PROVIDING CUMULATIVE, REPEALER AND SEVERABILITY CLAUSES; AND PROVIDING AN EFFECTIVE DATE



BACKGROUND & INFORMATION:

- ▶ The current code restricts structures within commercial zoning districts to a maximum of 35-feet.
- ▶ To encourage economic growth and more efficient use of limited land, the amendment raises the maximum height for commercial districts to 55-feet.
- ▶ Staff have discussed the increase with the Fire Chief and Fire Marshal who agree with the increase if the fire lane width requirements are strictly adhered to during development to ensure proper emergency response.



Zoning District	Front Yard Setback	Side Yard Setback	Street Side Yard Setback	Rear Yard Setback	Min. Lot S.F. Area	Min. Lot Width	Max. Height Limit
C-1	50 ft.	15 ft.	15 ft.	15 ft.	10,000 s.f.	50 ft.	35 ft. <u>55 ft.</u>
C-2	50 ft.	15 ft.	20 ft.	15 ft.	10,000 s.f.	60 ft.	35 ft. <u>55 ft.</u>
C-3	50 ft.	15 ft. for single tenant 25 ft for multi-tenant	20 ft.	15 ft.	15,000 s.f.	60 ft. for single tenant 100 ft. for multi-tenant	35 ft. <u>55 ft.</u>



Open public hearing

Discuss and consider the
draft ordinance

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