



City Council Public Hearing Proposed Amendments to Unified Development Code (UDC) Chapters 4-5

September 7, 2023



PUBLIC HEARING

Staff/consultant presentation of the proposed amendments

The City Council of the City of Fair Oaks Ranch, Texas will conduct a public hearing to receive public testimony on proposed amendments to the following chapters in the Unified Development Code (UDC):

- Chapter 4: Zoning Districts and Use Regulations
- Chapter 5: Subdivision Design Standards

Supporting documents in the Agenda Packet include:

- Exhibit A - Proposed changes regarding Commercial and Non-Commercial Stables/Boarding (primary discussion topic at P&Z Public Hearing)
- Exhibit B - Chapter 4 Summary of Significant Changes
- Exhibit C - Chapter 5 Summary of Significant Changes



SUMMARY OF SIGNIFICANT CHANGES

Goal of Amendments:

- Ensure Compliance with State and Federal Laws and City Charter
- Present Planning and Zoning Commission Recommendations
- Perform thorough Legal Review

Chapter 4 Zoning Districts and Use Regulations

- Conservation Development Alternative (CDA) calculation and Minimum Lot Size
- Setbacks – Mixed Use Village (MU), Neighborhood Commercial (NC), Community Facilities (CF), Neighborhood Residential (NR), Rural Residential (RR)
- Driveway location and buffer
- Land Use Table
- Commercial and Non-Commercial Stables/Boarding

Chapter 5 Subdivision Design Standards

- Flag Lots
- Cul-de- sac and block length standards



P & Z RECOMMENDATION

Staff/consultant presentation of the proposed amendments

- P&Z recommended approval with changes addressing commercial and non-commercial stables/boarding (Exhibit A)
- These changes have been incorporated in the redline and clean versions on the city website and proposed ordinance



**Consideration and possible action
approving the proposed amendments to
the Unified Development Code (UDC)
Chapters 4-5**



DISCUSSION

City Council further discusses the amendments, inclusive of questions of the staff/consultant



PROPOSED MOTION

I move to approve an ordinance amending the City of Fair Oaks Ranch Unified Development Code (UDC), Chapter 4: Zoning Districts and Use Regulations and Chapter 5: Subdivision Design Standards.



FUTURE DATES - TENTATIVE

	Topic 1	Topics 2 & 3	Topic 4	Topic 5
	Ch. 1-3	Ch. 4-5	Ch. 6-9	Ch. 10-13
P & Z PH	7/13/2023 ✓	8/10/2023 ✓	9/14/2023	10/12/2023
CC PH & 1st Reading	8/17/2023 ✓	9/7/2023	10/5/2023	11/2/2023
CC 2nd Reading	9/7/2023 ✓	9/21/2023	10/19/2023	11/16/2023