



## Recommendation for Action

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**File #:** 23-1879, **Agenda Item #:** 58.

5/18/2023

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### **Posting Language**

Conduct a public hearing and consider an ordinance amending City Code Section 25-2-582 (Commercial Highway (CH) District Regulations) to allow a planned development area combining district to modify commercial highway district regulations and waiving the requirements of City Code Section 2-1-207 (Codes and Ordinances Joint Committee) related to Codes and Ordinances Joint Committee review.

### **Lead Department**

Planning Department.

### **Fiscal Note**

This item has no fiscal impact.

### **Prior Council Action:**

March 9, 2023 - Council approved Resolution No. 20230309-044 to initiate Code amendments to Title 25-2-582 (Commercial Highway (CH) District Regulations).

March 23, 2023 - Council approved Resolution No. 20230323-085 to initiate a Code amendment to Title 25-2-582 (Commercial Highway (CH) District Regulations).

### **For More Information:**

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### **Council Committee, Boards and Commission Action:**

April 11, 2023 - Planning Commission approved Staff recommendation on consent on the motion by Commissioner Azhar, seconded by Commissioner Woods. Vote: 11-0. Commissioner Haynes off the dais. Commissioner Flores absent.

### **Additional Backup Information:**

On March 9 and March 23, 2023, Council initiated Code amendments to Title 25-2-582 (Commercial Highway (CH) District Regulations) to eliminate all the regulations found in 25-2-582(C) and clarify that a zoning ordinance establishing a CH-PDA controls over any conflicting CH regulations. City Council supports the production of housing units across the city and eliminating barriers to the creation of income-restricted units under established City density bonus programs and prioritizes use of the right zoning for the intended purpose to reduce the unnecessary placement of industrial zoning in historically disadvantaged areas.