

THE LEVELLAND CITY COUNCIL MET IN REGULAR SESSION ON TUESDAY, THE 4<sup>th</sup> OF MAY 2021, AT LEVELLAND CITY HALL, R. O. DENNIS COUNCIL CHAMBERS, 1709 AVENUE H, WITH THE FOLLOWING MEMBERS PRESENT:

Barbra Pinner	Honorable Mayor	Present
Jim Myatt	Council Member	Present
Max Ledesma	Mayor Pro-Tem	Present
Breann Buxkemper	Council Member	Present
Joe Bill Vardeman	Council Member	Absent
Matt Wade	City Attorney	Present
Erik Rejino	City Manager	Present
Andréa Corley	City Secretary	Present

The Pledge was led by Mayor Barbra Pinner and the Invocation was given by Michael Stueart.

*Statements by Citizens:*

There were statements by five citizens regarding Sanctuary City for the Unborn

**FIRST ITEM OF BUSINESS:**

*Hold a work session regarding recommendations from the Comprehensive Zoning Review Task Force related to Chapter 9 of the City of Levelland code of ordinances titled Land Use Regulations (zoning ordinance).*

As you all know City staff recommended to the City Council and Planning and Zoning Commission that we conduct a comprehensive review of our zoning code. While we have updated sections of the zoning code over the years, a large portion of the zoning code has not been updated since 1981. The process to do so began a few months ago with the establishment of the Comprehensive Zoning Review Task Force.

The Comprehensive Zoning Review Task Force was tasked with identifying the topics and issues that they would like for the P&Z and the Council to review regarding the zoning code.

In the resolution adopted by Council the Comprehensive Zoning Review Task Force was made up of the following individuals.

- One member from the Levelland City Council  
Breann Buxkemper
- One member from the Levelland Planning and Zoning Commission  
Butch Wade
- One member from the Levelland Main Street Advisory Board

Iris Keeling

-One member from the Levelland Chamber of Commerce Board of Directors

Michelle Davis

-One member shall be a realtor in Levelland.

Michael Stueart (Chair)

-Two member shall be citizen members residing inside the City limits of the City of Levelland.

Jody Rose

Mary Engledow

At this time, the Task Force has concluded its task and is now ready to present their recommendations to the City Council and Planning and Zoning Commission. Accordingly, we have scheduled a meeting with the City Council and have invited the P&Z as well as the Task Force members to attend the meeting. The recommendations from the Task Force will be presented at this meeting. Also, we will be asking the City Council to authorize us to move forward with the zoning topics recommended by the Task Force and authorize us to proceed with the necessary public meetings, public hearings, and town hall meetings related to the process. After this meeting, the P&Z will be taking the lead on updating the City of Levelland Zoning Code.

No Action Taken.

**SECOND ITEM OF BUSINESS:**

*Consider and take necessary action to direct the Planning and Zoning Commission and City staff to proceed with updating the City of Levelland zoning ordinance and related public meetings, public hearings, and town hall meetings.*

**Comprehensive Zoning Review Task Force Zoning Review 2021 List of Zoning Related Recommended for Review**

Commercial Districts

- Consider designating formal local historic district (B-3/Main Street).
- Review and discuss non-profits in Main Street in commercial buildings.
- Review and discuss storage in Main Street commercial buildings.
- Consider historic preservation measures in historic district.
- Review and discuss food trucks.
- Mobile businesses.
- Consider minimum commercial landscape requirements.
- Review and discuss regulations on sexually oriented businesses.
- Review residences in commercial districts.

## Housing

- Discuss and review tiny homes.
- RV Park/Mobile Home, Manufactured Home/Travel Trailer regulations; modify definitions and assess where which is allowed and not allowed.
- Establish minimum above ground square footage for each housing subdivision.
- Shipping container homes.
- Review and discuss RV's as primary dwellings.
- Review accessory building and carport setbacks.
- Consider creating a new zone for manufactured housing by converting sections of current Single Family -2 districts to the new zone that are currently predominantly made up of manufactured homes.
- Consider changing sections of Single Family-2 districts to Single Family -1 districts that are currently predominantly made up of site built homes.
- Consider developing minimum landscape requirements for new manufactured housing zone.
- Consider developing minimum landscape requirements for apartment complexes.
- Discuss and review short term rentals.
- Discuss and review residential parking.
  - All weather driveway
- Discuss and review the parking of a temporary storage container, boats, RV's, etc. in residential neighborhoods.
- Discuss and review regulations on barn dominions.
- Discuss and review regulations on group homes in residential neighborhoods.
- Off-street parking – trailers, RV's

## Other

- Discuss and review cumulative zoning.

Motion by Breann Buxkemper

Seconded by Jim Myatt

To authorize staff and the Planning & Zoning Commission to move forward with the zoning topics recommended by the Task Force and authorize us to proceed with the necessary public meetings, public hearings, and town hall meetings related to the process.

Motion carried unanimously.

There being no further business the meeting was adjourned.

Respectfully Submitted,

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Andréa Corley, City Secretary