



## AGENDA MEMORANDUM

Public Hearing and First Reading for the City Council Meeting of January 8, 2013  
Second Reading/Action Item for the City Council Meeting of January 15, 2013

**DATE:** December 21, 2012  
**TO:** Ronald L. Olson, City Manager  
**FROM:** Mark E. Van Vleck, P.E., Interim Director, Department of Development Services  
MarkVV@cctexas.com  
(361) 826-3246

Public Hearing – Unified Development Code Text Amendments  
Amending Sections Relating to Public Open Space

### **CAPTION:**

Ordinance amending the Unified Development Code (“UDC”) by revising subsections 8.3.6 relating to fee in lieu of land and 8.3.8 relating to park development improvements; and providing for severance, penalties, and publication.

### **PURPOSE:**

The purpose of this item is to update the regulations of the Unified Development Code (UDC) to help implement the goals of the new Corpus Christi Strategic Parks and Recreation Master Plan.

### **BACKGROUND AND FINDINGS:**

The UDC currently conflicts with the goals of the newly adopted Corpus Christi Strategic Parks and Recreation Master Plan (Park Master Plan), which was adopted on October 9, 2012. A goal of the new Park Master Plan is to reduce the number of small underutilized and “duplicate” parks while focusing recreation opportunities and facilities in larger community and regional parks.

In order to help implement this goal, the UDC must be amended to allow developers’ fees that are paid into the City’s Community Enrichment Fund to be used for the acquisition or improvement of neighborhood, community and/or regional parks within five miles of the developer’s subdivision rather than within one and one-half miles of the subdivision.

The other proposed text amendment will allow the Parks and Recreation Department rather than the Parks and Recreation Advisory Committee (PRAC) to make recommendations on when to collect developers’ fees in lieu of allowing the developer to dedicate land within his/her subdivision as City park. PRAC does not currently make these recommendations and does not meet frequently enough to give input to meet developers’ platting timelines.

### **ALTERNATIVES:**

None

**OTHER CONSIDERATIONS:**

Not applicable

**CONFORMITY TO CITY POLICY:**

The proposed text amendments conform to City policy and will help implement the recently adopted Corpus Christi Strategic Parks and Recreation Master Plan.

**EMERGENCY / NON-EMERGENCY:**

Non-Emergency

**DEPARTMENTAL CLEARANCES:**

Parks and Recreation, Legal, and Planning Commission

**FINANCIAL IMPACT:**

Operating       Revenue       Capital       Not applicable

<b>Fiscal Year: 2012-2013</b>	<b>Project to Date Expenditures (CIP only)</b>	<b>Current Year</b>	<b>Future Years</b>	<b>TOTALS</b>
Line Item Budget				
Encumbered / Expended Amount				
This item				
BALANCE				

Fund(s):

**Comments:** None

**RECOMMENDATION:**

The Planning Commission and staff recommend approval.

**LIST OF SUPPORTING DOCUMENTS:**

Ordinance