

## Legislation Text

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**File #:** 18-0307, **Version:** 1

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**Public Hearing:** Consideration of the Adoption of an Ordinance of the Lewisville City Council, Amending Chapter 17, Zoning, of the Lewisville City Code by Deleting Section 17-36, Certificates of Occupancy, in its Entirety; Amending Chapter 4, Buildings and Building Regulations, by Adding a New Section, Section 4-36, Certificates of Occupancy; and Amending Chapter 2, Section 2-201, Fee Schedule, by Adding a Fee for Certificates of Occupancy; Providing a Repealer, Severability, Penalty and an Effective Date; and Declaring an Emergency.

### **ADMINISTRATIVE COMMENTS:**

The City of Lewisville has a Certificate of Occupancy (CO) ordinance; however, it is regulated within two areas of Code, the Zoning Ordinance and Building Code, which leads to confusion and discrepancies. At the June 18th Council meeting workshop session, staff conducted a PowerPoint Presentation regarding CO requirements and processes. The presentation included requirements to obtain a CO, best practices, how our current ordinance exists, challenges with our current ordinance, and recommendations for changes. The power point is included in the packet for reference. With a clear and consistent CO process, staff can capture information currently missing and reach ideal outcomes. The proposed ordinance reflects the direction given by City Council. The Planning and Zoning Commission recommended unanimous approval (5-0) of the requested ordinance adoption on August 21, 2018.

### **RECOMMENDATION:**

That the City Council approve the ordinance as set forth in the caption above.

**AVAILABLE FOR QUESTIONS:** Wayne K. Snell, Jr. Neighborhood & Inspection Services  
Director