

ZC-034-2025

1. Level of Alignment

☐ Strong

☒ **Moderate** – Indirectly supports or contributes to the intent of a verbatim goal or policy.

☐ Weak/None

2. Supporting Goal(s)/Policy(ies)

Goal 9.1 – *“Support and expand existing businesses while attracting new industry and employers to strengthen and diversify the local economy.”*

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Source: *Viva Laredo City of Laredo Comprehensive Plan*

Relevance: Rezoning land to M-1 (Light Manufacturing District) supports this goal by enabling industrial operations that expand local employment and contribute to economic development.

Policy 9.1.1 – *“Support a diversified industrial base that includes logistics, manufacturing, and value-added processing and distribution.”*

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Source: *Viva Laredo City of Laredo Comprehensive Plan*

Relevance: The site's use for tractor trailer operations and future industrial activity aligns with the policy of supporting logistics and light manufacturing activities in appropriately zoned areas.

Goal 1.1 – *“Encourage the efficient use of land and resources in Laredo through appropriate infill, redevelopment, and coordinated growth patterns.”*

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Source: *Viva Laredo City of Laredo Comprehensive Plan*

Relevance: Although the Future Land Use Map designates the site as Neighborhood Mixed Use, the property's context—surrounded by M-1 zoning and existing industrial operations—makes the rezoning a logical and efficient adjustment aligned with actual land use trends.

3. Summary of Alignment

The proposed zone change from AG (Agricultural District) to M-1 (Light Manufacturing District) reflects **moderate alignment** with the *Viva Laredo Comprehensive Plan*. The rezoning facilitates industrial development compatible with surrounding land uses and existing infrastructure, thereby advancing **Goal 9.1** and **Policy 9.1.1** regarding economic diversification and support for logistics and manufacturing sectors.

The rezoning also contributes to **Goal 1.1** by rationalizing land use in a manner consistent with the developed context, even if not precisely aligned with the Future Land Use Map designation of “Neighborhood Mixed Use.”

The proposal intersects positively with broader themes such as **economic development, land use efficiency**, and **industrial logistics**, which are key strategic areas for Laredo’s continued growth.

4. Additional Requirements

All cited goals and policies are quoted directly from the *Viva Laredo City of Laredo Comprehensive Plan*. While the Future Land Use Map presents a general designation that may appear inconsistent, the site’s industrial surroundings and strategic location near FM 1472 (an expressway) support the appropriateness of this rezoning in practice.