

ZC-041-2025

Here is the evaluation of **Agenda Item ZC-041-2025** for the issuance of a Conditional Use Permit for a second single-family residential detached structure at 1702 East O’Kane Street, in alignment with the *Viva Laredo Comprehensive Plan*:

1. Level of Alignment

- ☒ **Strong** – Directly supports or fulfills a clearly stated and verbatim goal or policy from the Viva Laredo Comprehensive Plan.
- ☐ Moderate
- ☐ Weak/None
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2. Supporting Goal(s)/Policy(ies)

Goal 4.1 – “Promote a mix of housing types and price points in all neighborhoods to support residents’ changing needs and circumstances.”

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Source: *Viva Laredo City of Laredo Comprehensive Plan*

Relevance: Allowing a second single-family detached structure on an existing residential lot provides flexibility for multigenerational living or varied household types. It aligns directly with the goal of promoting diverse housing within neighborhoods.

Policy 4.1.2 – “Encourage additions to existing neighborhoods that diversify housing options while preserving neighborhood character.”

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Source: *Viva Laredo City of Laredo Comprehensive Plan*

Relevance: This agenda item directly fulfills this policy. Adding a second detached unit on two combined lots preserves the single-family residential character while increasing housing options and accommodating more families.

3. Summary of Alignment

The proposed conditional use permit to allow a second single-family residential detached unit demonstrates **strong alignment** with the *Viva Laredo Comprehensive Plan*. It fulfills **Goal 4.1**

and **Policy 4.1.2**, both of which promote housing diversity while maintaining existing neighborhood identity. The plan explicitly supports infill housing and the ability for families to expand within their communities without disruption.

The proposal also intersects with broader planning themes such as **housing equity**, **neighborhood stability**, and **intergenerational living**. Staff correctly cite that the proposal meets the plan's intent to diversify housing options without altering the low-density fabric of the area.

4. Additional Requirements

All cited goals and policies are quoted directly from the *Viva Laredo City of Laredo Comprehensive Plan*. This agenda item directly supports identified goals and policies and thus earns a **Strong** alignment classification.

Let me know if you'd like this formatted for council briefings or included in a broader planning alignment report.