City Council Agenda Item ZC-053-2025

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1. Level of Alignment

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

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

Goal 5.1
"Provide a range of housing options and price points to meet the diverse needs of Laredo residents."
Page 5.31
Source: *Viva Laredo City of Laredo Comprehensive Plan*

Policy 5.1.2
"Encourage context-sensitive infill development that complements existing neighborhoods while adding to the variety of housing choices."
Page 5.31
Source: *Viva Laredo City of Laredo Comprehensive Plan*

Relevance:
The conditional use permit for a second detached single-family unit within an existing R-1 zone aligns with the **intent** of increasing housing diversity and density **within existing neighborhoods**, a recurring theme in the Plan. While the proposed site lies in a Low Density Residential area, the proposal preserves overall character while modestly increasing housing opportunity through **context-sensitive infill**.

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3. Summary of Alignment

The proposed conditional use permit to allow a second detached single-family home on a lot currently zoned R-1 does not fully match the **Future Land Use Map's** designation of Low Density Residential. However, it does **align with key housing policies** encouraging infill and increased density to support multi-generational households without forcing residents to leave their neighborhood.

This case moderately supports Goal 5.1 and Policy 5.1.2, as the addition of a second detached unit increases the supply and diversity of housing within a historically low-density neighborhood without introducing a new zoning category or disrupting neighborhood character.

This aligns with broader planning themes of **housing equity**, **aging-in-place**, **family cohesion**, and **efficient land use**—core values supported by the Viva Laredo Plan, even if not directly cited in the Future Land Use Map.

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4. Additional Requirements

All quoted goals and policies are drawn directly from the *Viva Laredo City of Laredo Comprehensive Plan*. Although the Future Land Use Map does not explicitly support dual-unit development in Low Density Residential zones, the policy-level support for infill and increased housing choice provides sufficient rationale for a **Moderate** alignment classification.