CITY OF KYLE
Community Development Department

January 2, 2018

To: Mayor & City Council
From: Howard J. Koontz, Community Development Director
Re: Text amendment to §41-134 General Requirements (Subdivisions)

Kyle continues to review its development patterns and past performance to predict future growth. Based on the positive reception of the recently-enacted style guide for one- and two-family subdivision design inside Kyle's corporate limits, community development staff is bringing forward this text amendment to include, by reference, one and two-family subdivision design in the subdivision code of Chapter 41, Code of Ordinances, City of Kyle, Texas.

The proposed text of this amendment would include greater design standards for all subdivisions in both the city limits and the Extra-Territorial Jurisdiction (ETJ). Ord. No. 962, or commonly referred to as the Residential Style Guide, includes general subdivision design standards that the City of Kyle requires upon submittal of a plat application. Currently these requirements have been adopted only in the zoning code (Chapter 53), where applicability is only inside the city limits of the City of Kyle. Approving the amendment to the subdivision code, will allow greater oversight and design standards for proposed subdivisions that are not currently inside the city limits, but are likely to be annexed in the future.

Amending the subdivision code will allow the following:

- Designing with nature
- Consideration of green infrastructure
- Installation of amenities that serve a dual purpose
- Installation of a trail network and passive recreation
- Avoiding cul-de-sacs, allowing greater connectivity
- Alley loaded design
- Pocket parks

If the Mayor & Council approve the amendment to the subdivision code, the City of Kyle will be able to ensure better residential neighborhood design throughout its jurisdiction and help ensure a greater quality of life for current and future residents. Staff asks the Mayor & Council to approve the amendment as shown in Exhibit A.