

**An Ordinance of the City of Plano, Texas, amending Section 16-19 – Fees for zoning, rezoning and other miscellaneous fees, of Article II – Fees Generally, of Chapter 16, Planning and Development, of the Code of Ordinance of the City of Plano; establishing new fees for Notices and Water & Sewer Studies; providing a repealer clause, a severability clause, a publication clause, and an effective date.**

**WHEREAS**, the City Council recognizes the Cost Recovery Policy, a framework established to recoup the appropriate level of costs associated with providing programs and services; and

**WHEREAS**, the City of Plano has determined that the cost to the City to provide each of the requested services in the fee schedule either equals or is more than the amount of fees assessed under this fee schedule; and

**WHEREAS**, the City Council recognizes that certain adjustments to fees are necessary to cover administrative costs for providing specific services; and

**WHEREAS**, the City Council recognizes the importance of informing residents and business owners of land use changes in the vicinity of their property; and

**WHEREAS**, the State of Texas, through passage of Senate Bill 15 and Senate Bill 840 during the 89th Legislative Session, limited the ability for certain land use changes to be presented to the public at a public hearing; and

**WHEREAS**, the City Council, based on staff recommendation and review and consideration of this matter, has determined that it is in the best interest of the City of Plano, Texas, to establish a new fee for the mailing of courtesy notices, where required by law, to owners of property surrounding properties for zoning cases, residential replats, or development occurring due to Senate Bill 15 or Senate Bill 840; and

**WHEREAS**, the impacts of development due to Senate Bill 15 and Senate Bill 840 creates additional density of development, and resulting infrastructure demand, that was not considered prior to these changes in the law; and

**WHEREAS**, infrastructure capacity should be evaluated during initial development stages; and

**WHEREAS**, updates to the Subdivision Ordinance require a developer to provide an infrastructure impact analysis and schematic engineering designs at preliminary design stages; and

**WHEREAS**, the City Council, based on staff recommendation and review and consideration of this matter, has determined that it is in the best interest of the City of Plano, Texas, to establish a new fee for the review of water and sewer studies.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PLANO, TEXAS, THAT:**

**Section I.** Section 16-19 – Fees for zoning, rezoning and other miscellaneous fees of Article II, Fees Generally, of Chapter 16, Planning and Development, of the Code of Ordinances of the City of Plano, is hereby amended to insert revised subsections 14 and 29, and to renumber the remaining subsections of the table of fees, such revised subsections of the table of fees to read as follows:

**Sect. 16-19. – Fees for zoning, rezoning and other miscellaneous fees.**

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| (14) | Notices, including renotices | \$5 for each notice sent (e.g. to an owner, organization, or tenant) |
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| (29) | Water & Sewer Study | \$10,000 |
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**Section II.** All provisions of the ordinances of the City of Plano, codified or uncoded, in conflict with the provisions of this Ordinance are hereby repealed, and all other provisions of the Ordinances of the City of Plano, codified or uncoded, not in conflict with the provisions of this Ordinance, shall remain in full force and effect.

**Section III.** It is the intention of the City Council that this Ordinance, and every provision hereof, shall be considered severable and the invalidity or partial invalidity of any section, clause or provision of this Ordinance shall not affect the validity of any other portion of this Ordinance.

**Section IV.** This Ordinance shall become effective on September 1, 2025, after its passage and publication as required by law.

**PASSED AND APPROVED** on the 25th day of August, 2025.

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John B. Muns, MAYOR

ATTEST:

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Lisa C. Henderson, CITY SECRETARY

APPROVED AS TO FORM:

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Paige Mims, CITY ATTORNEY