

By: Sherman, Sr.

H.B. No. 4637

A BILL TO BE ENTITLED

AN ACT

relating to protesting changes to municipal zoning regulations and boundaries.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. Section 211.006(d), Local Government Code, is amended to read as follows:

(d) If a proposed change to a regulation or boundary is protested in accordance with this subsection, the proposed change must receive, in order to take effect, the affirmative vote of at least three-fourths of all members of the governing body. The protest must be written and signed by the owners of at least 50 [~~20~~] percent of either:

(1) the area of the lots or land covered by the proposed change; or

(2) the area of the lots or land immediately adjoining the area covered by the proposed change and extending 200 feet from that area.

SECTION 2. The change in law made by this Act applies only to a proposal to change a municipal zoning regulation or zoning district boundary made on or after the effective date of this Act. A proposal to change a municipal zoning regulation or zoning district boundary made before the effective date of this Act is governed by the law in effect on the date the proposal was made, and the former law is continued in effect for that purpose.

1 SECTION 3. This Act takes effect September 1, 2023.