

BILL ANALYSIS

S.B. 177
By: Brimer
Land & Resource Management
Committee Report (Unamended)

BACKGROUND AND PURPOSE

Currently, boards of adjustment (BOA) hear and adjudicate cases dealing with a city's zoning ordinances. These cases are critical to the efficient development process within a city. Smaller cities would like to have more than one BOA panel in order to expedite cases. An additional BOA panel would expedite the docket without asking a citizen volunteer board member to devote two work days a month to this volunteer job.

The purpose of S.B. 177 is to allow smaller cities to have more than one BOA panel in order to expedite cases.

RULEMAKING AUTHORITY

It is the opinion of the committee that this bill does not grant any additional rulemaking authority to a state officer, institution, or agency.

ANALYSIS

SECTION 1. *Amends Sections 211.014(a) and (b), Local Government Code, as follows:*

Provides that this section applies to a municipality with a population of 500,000 or more, rather than a population of 1.18 million or more.

Requires a BOA to consist of one or more panels of at least five members, rather than an absolute number of five members per panel, each to be appointed for two-year terms.

SECTION 2. Effective Date

EFFECTIVE DATE

Effective date is September 1, 2005 or immediately if approved by two-thirds of all the members elected to each house, as provided by Section 39, Article III, Texas Constitution.