



JOINT CITY COUNCIL & PLANNING BOARD WORKSHOP

Wednesday, July 15, 2026 at 5:30 PM

City Council Chambers | 202 N. Virginia Street, Port Lavaca TX 77979

PUBLIC NOTICE OF MEETING

The following item will be addressed at this or any other meeting of the city council upon the request of the mayor, any member(s) of council and/or the city attorney:

Announcement by the mayor that council will retire into closed session for consultation with city attorney on matters in which the duty of the attorney to the city council under the Texas disciplinary rules of professional conduct of the state bar of Texas clearly conflicts with the open meetings act (title 5, chapter 551, section 551.071(2) of the Texas government code).

(All matters listed under the consent agenda item are routine by the city council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the consent agenda and will be considered separately.)

AGENDA

Council will consider/discuss the following items and take any action deemed necessary.

MEETING PROCEDURE

Public notice is hereby given that the City Council of the City of Port Lavaca, Texas, will conduct a Joint Workshop Session, with the Planning Board, on Wednesday, July 15, 2026 beginning at 5:30 p.m. at the Nautical Landings Office Building Conference Room, located at 106 S. Commerce Street, Suite 1-B (South door entrance), Port Lavaca, Texas to consider the items listed.

[After publication, any information in a council packet is subject to change during the meeting]

The meeting will also be available via the video conferencing application "Zoom",

Join Zoom Meeting:

<https://us02web.zoom.us/j/86320956708?pwd=6LJVba7OT6uakSIsDDacnRZpOu9oAr.1>

Meeting ID: 863 2095 6708

Passcode: 307748

One Tap Mobile

+13462487799,,86320956708#,,,*307748# US (Houston)

Dial by your location

+1 346 248 7799 US (Houston)

- I. **PLEDGE OF ALLEGIANCE**
- II. **PLEDGE OF ALLEGIANCE AND INVOCATION**
- III. **MEETING SAFETY BRIEFING (911 __, AED __, EVAC __, CPR __, SAFETY __)**
- IV. **REVIEW OF MISSION AND VISION STATEMENT**

- **Our Vision**

The Mayor and the City Council envision a friendly town on Lavaca Bay where economic and recreational opportunities abound, providing for a wonderful quality of life for both citizens and tourists, rich in history and looking toward a vibrant future

- **Our Mission**

Our mission is to make Port Lavaca a desirable place to live through high-quality services, responsible use of public resources, and a progressive approach to community development. With enthusiasm, integrity, and vision, we will maintain a safe environment and continually improve the quality of life for all citizens.

- V. **PRESENTATION(S)**
- VI. **COMMENTS FROM THE PUBLIC**
(Limited to 3 minutes per individual unless permission to speak longer is received in advance. You may make public comments as you would at a meeting by logging on with your computer and using "Join Zoom Meeting" information on first page of this agenda).
- VII. **ITEMS FOR DISCUSSION** - *Council will consider/discuss the following items and take any action deemed necessary*
 - 1. Discuss 2026 Comprehensive Plan and Zoning with representatives of Baxter & Goodman. Presenter is Jody Weaver
- VIII. **COMMENTS FROM THE MAYOR, COUNCIL MEMBERS AND CITY MANAGER**
- IX. **ADJOURNMENT**

CERTIFICATION OF POSTING NOTICE

This is to Certify that the above foregoing notice of a Joint Workshop Session of the City Council of the City of Port Lavaca, Texas, and the Planning Board, to be held **Wednesday, July 15, 2026, beginning at 5:30 p.m.**, was posted at City Hall, easily accessible to the Public, as of **5:00 p.m., Thursday, July 09, 2026.**

Mandy Grant, *City Secretary*

ADA NOTICE

The Port Lavaca City Hall and Council Chambers are wheelchair accessible. Access to the building is available at the primary north entrance facing Mahan Street. Special parking spaces are located in the Mahan Street parking area. In compliance with the Americans with Disabilities Act, the City of Port Lavaca will provide for reasonable accommodations for persons attending meetings. To better serve you, requests should be received 24 hours prior to the meetings. Please contact City Secretary Mandy Grant at (361) 552-9793 Ext. 230 for assistance.

COMMUNICATION

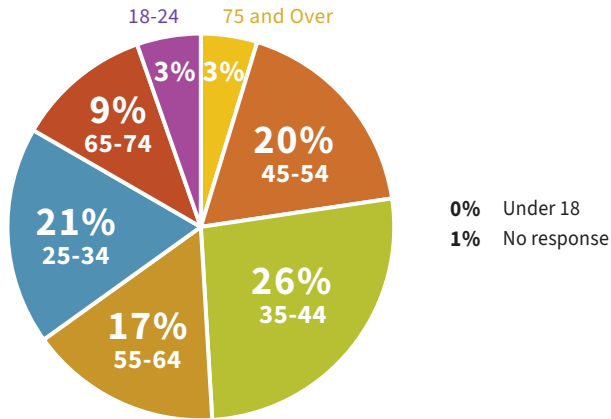
SUBJECT: Discuss 2026 Comprehensive Plan and Zoning with representatives of Baxter & Goodman. Presenter is Jody Weaver

INFORMATION:

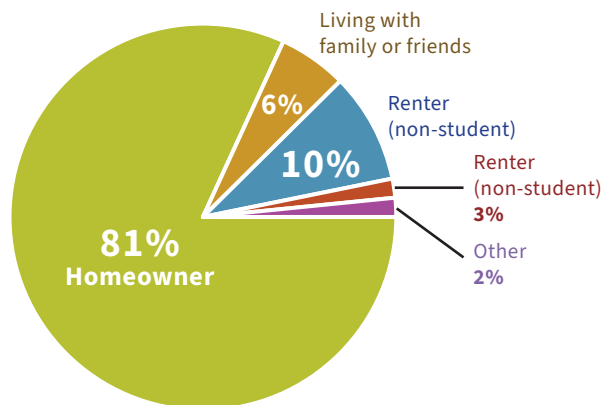
● COMMUNITY SURVEY

An online community survey was conducted from December 11th, 2025 to May 25th, 2026. The survey was available online and through paper copies at public engagement events. The Community Survey received **318 responses**, accounting for 2.7% of the 11,577 total population of Port Lavaca (2020 U.S. Census). The following sections highlights key findings from each community survey question.

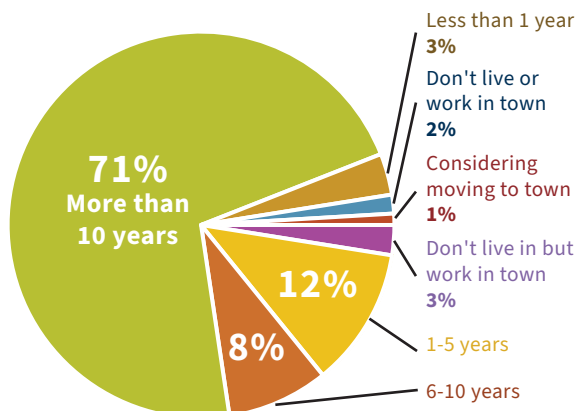
Ages of Respondents



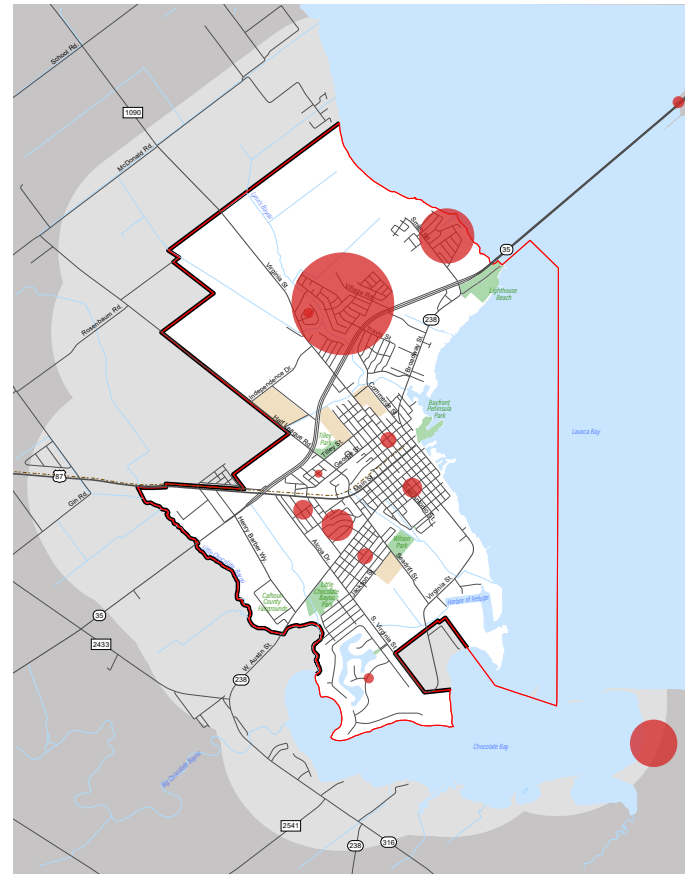
Living Arrangements of Respondents



How Long Have Respondents Lived in Port Lavaca?



Where do Respondents live?



The 318 respondents' cover a wide range of the City and surrounding area, including rural areas, historic Downtown, and new residential subdivisions. Dot sizes correlate with the number of respondents who are from the associated area. The most participation came from residents of the Brookhollow Estates subdivision, and residents living on or near Brookhollow Drive.

Port Lavaca Community Survey Summary:

Open From December 11th, 2025 to May 25th, 2026.

318 Total Responses (2.7% of the City's Total Population)

Respondent Characteristics

- 71% of respondents have lived in Port Lavaca for 10 or more years.
- Response rates by age are relatively equal between age groups, with the majority age range being between the ages of 35-44, at 26%.
- 81% of respondents are homeowners, while 72.4% of Port Lavaca residents overall are homeowners.

Satisfaction

- Only 33% of all respondents say they feel satisfied living in Port Lavaca.
- Respondents note roadway repairs, increased entertainment options, and sanitation improvements would improve the City.

Housing

- Respondents feel the top needs for housing in the community are affordability, quality, cleanliness, and proximity to education and essential services.
- The most desired housing types among respondents are single-family detached homes, single-family attached homes, and townhomes.
- Respondents consider safety and cleanliness, affordability, and quality of schools as the most important factors when selecting a living location.

Transportation

- Respondents feel the City's top transportation needs are better road conditions, more sidewalks and trails, and improved traffic flow.
- Nearly half of respondents feel there is a need for expanded public transportation options.
- 43% of respondents say they walk or bike at least once a day or weekly.
- 93% of respondents say their primary mode of transportation is car.
- The most common walking or biking destinations are the Bayfront, Little Chocolate Bayou Park, and Lighthouse Beach.
- 64% of respondents favorably rate the availability of safe walking/biking facilities.

Downtown

- Respondents feel Downtown Port Lavaca's top needs are building and storefront renovations, the addition of more retail, and landscaping improvements.
- 11% of respondents say they visit Downtown at least once a week, with 31% saying they never visit Downtown.
- 71% of respondents support the preservation of historic buildings and sites Downtown.
- About half of respondents hope to see Port Lavaca's waterfront developed into either a boardwalk, or retail shops and restaurants.

City Services

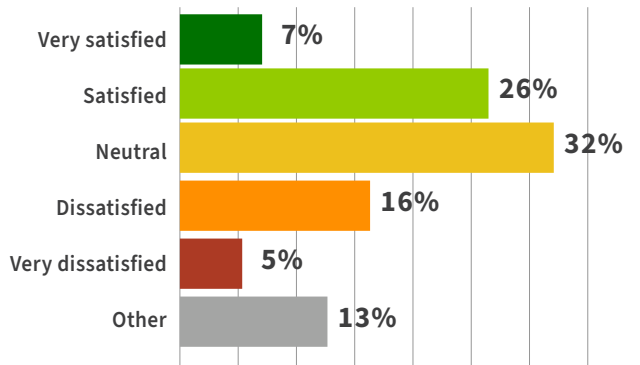
- Respondents consider the City's top utility infrastructure challenges to be aging infrastructure, poor water quality, and high utility rates.
- Respondents consider the City's top drainage infrastructure challenges to be aging infrastructure, blocked or clogged street drains and gutters, and flooding after heavy rain.

Port Lavaca's Future

- Respondents say the City's greatest strengths are a strong sense of community, proximity to major cities, and parks, open spaces, and natural features.
- Respondents say the top challenges facing Port Lavaca are housing affordability, limited retail and services, and limited job / employment opportunities.
- Respondents say the parks and recreation features that are lacking are parks and trails, youth activities and sports, and community centers.
- Respondents say the development and infrastructure features that are lacking and should be prioritized are the Downtown area, sewer and potable water facilities, and schools and education.
- Half of respondents say they might consider zoning in Port Lavaca, but need more information.
- Over the next 20 years, respondents said they'd like to see Port Lavaca become a more attractive destination for businesses and job creation, focus on making Downtown a lively place with additional commercial/retail, and focus on becoming a regional hub for retail and services.

SATISFACTION

? How would you rate your overall satisfaction with living in Port Lavaca?



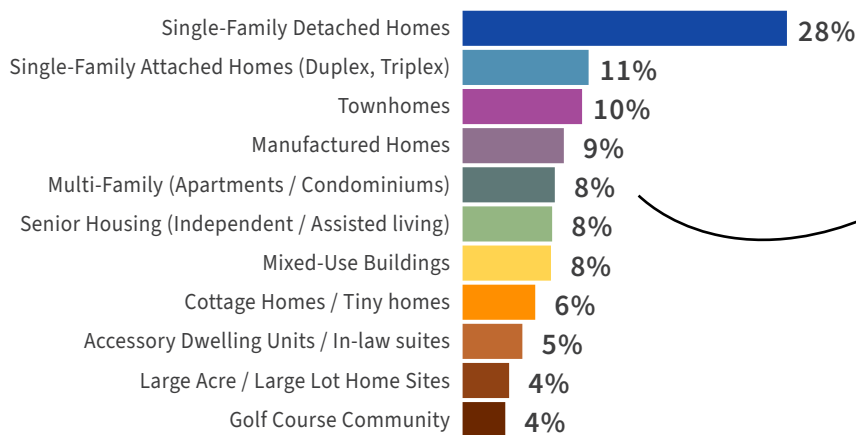
? What could be added or what actions could be taken by the City of Port Lavaca to make living in Port Lavaca better? Why?

Respondents most noted actions or additions include:

1. Add more recreational opportunities
2. Revitalize Downtown
3. Improve the Waterfront
4. Address street litter and trash
5. Renovate vacant buildings
6. Improve community programming
7. Add more housing
8. Increase amount of retail
9. Improve community safety
10. Repair damaged Roads
11. Improve water quality

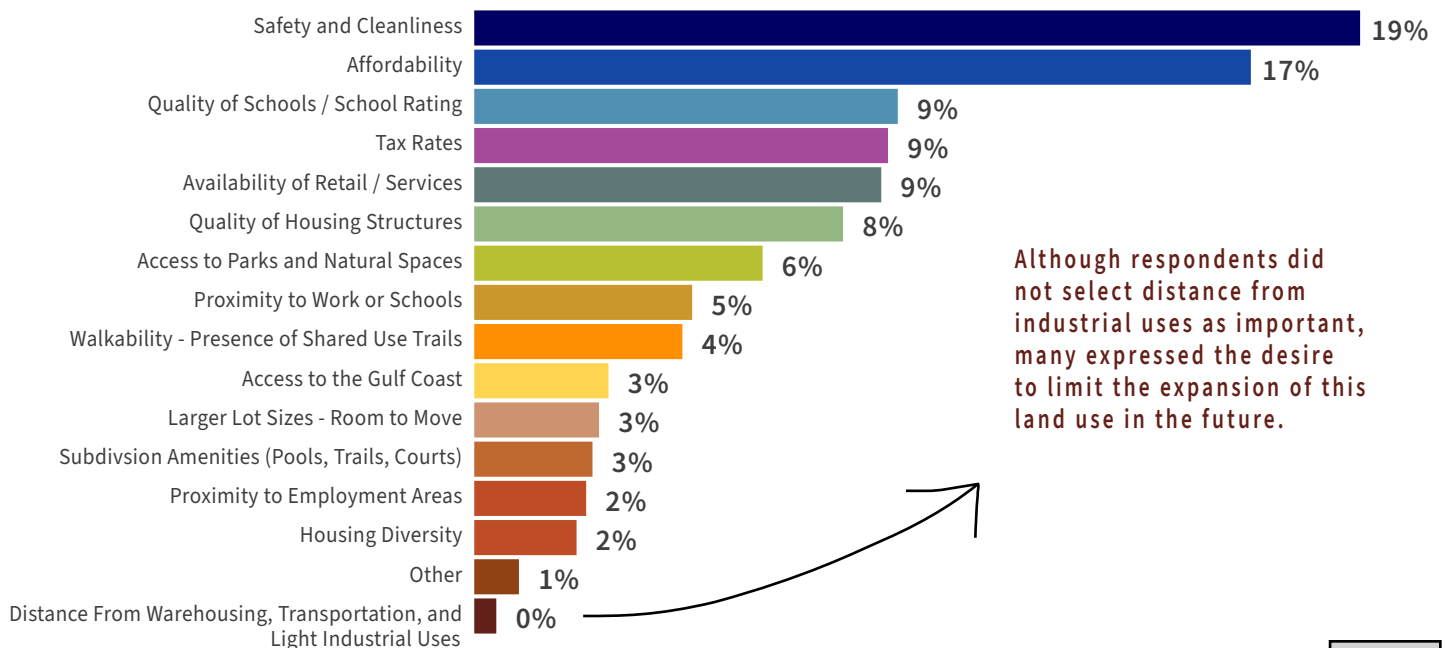
HOUSING

? What types of housing would you like to see more of in Port Lavaca? (Select all that apply)



37% of respondents selected a form of multi-family housing typology, while 28% selected single-family homes.

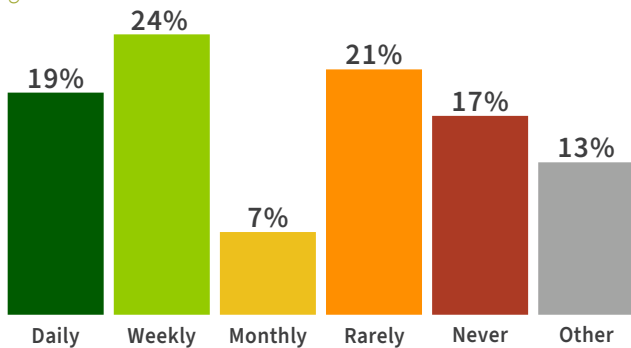
? What are the most important factors when considering moving to a new community? (Select up to five)



Although respondents did not select distance from industrial uses as important, many expressed the desire to limit the expansion of this land use in the future.

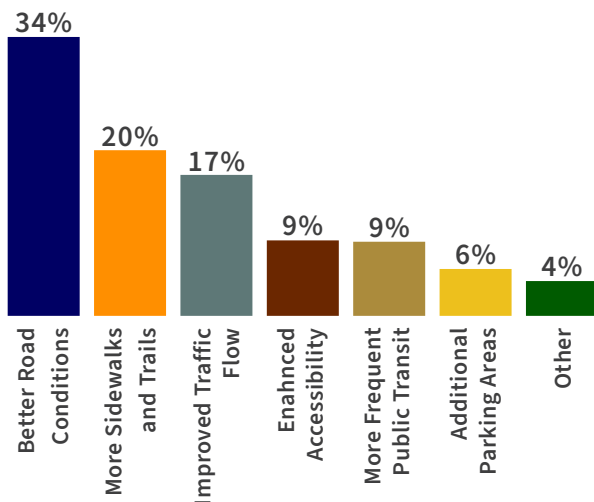
TRANSPORTATION

? How often do you walk or bike for leisure or errands within Port Lavaca, and where do you go?



Respondents who said "Rarely" or "Never" noted a lack of safe routes and a lack of sidewalks and trails as the main reason for not walking or biking.

? What would most improve your ability to get around Port Lavaca? (Select all that apply)



? Where in Port Lavaca do you walk or bike?

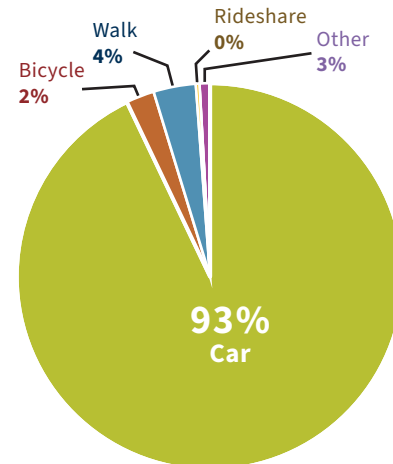
- Bayfront - 74
- Little Chocolate Bayou Park - 58
- Within Own Neighborhood - 56
- Lighthouse Beach - 44
- Local Parks - 11
- Beach - 11
- Sandcrab Stadium - 10
- Boardwalk - 6
- Downtown - 6
- Various Locations - 70

"Respondents primarily walk or bike for recreation, but express the desire to walk or bike for more practical purposes like errands."

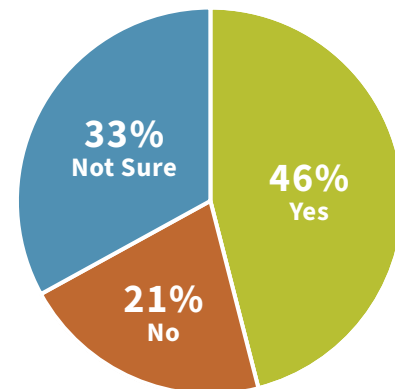
- Community Survey Respondent



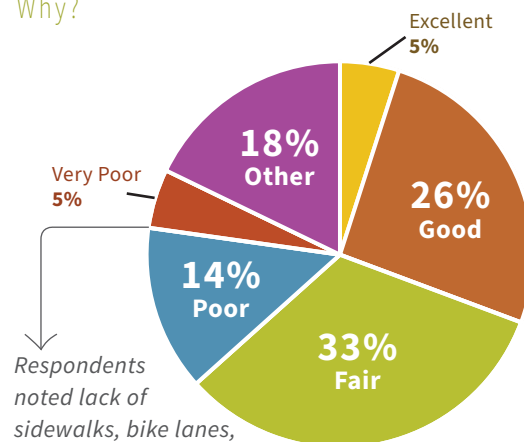
? How do you typically travel within Port Lavaca for work, school, or errands?



? Do you feel there is a need for expanded public transportation options in Port Lavaca (i.e., fixed-route service, ADA-accessible transit services for seniors, employment connections, etc.)?



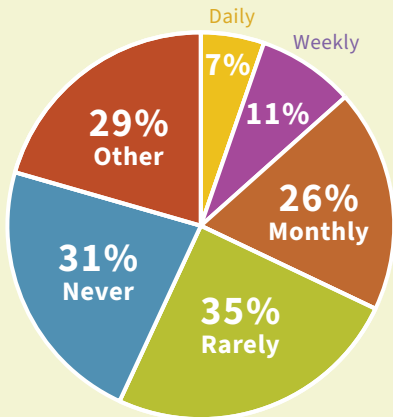
? How would you rate the availability of safe walking / biking facilities in Port Lavaca, and Why?



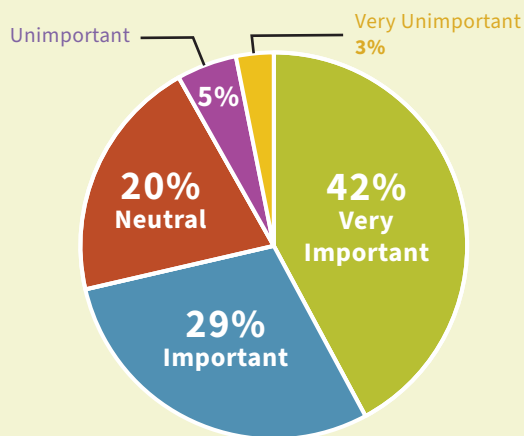
Respondents noted lack of sidewalks, bike lanes, and adequate lighting as the main reasons for rating "Poor" or "Very Poor".

DOWNTOWN

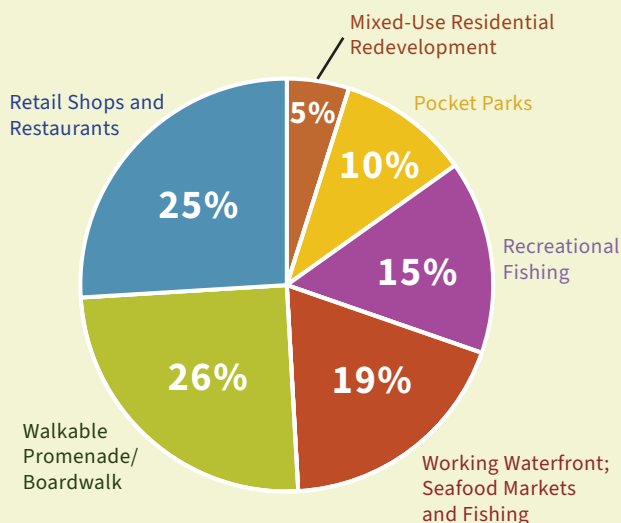
? How often do you visit Downtown Port Lavaca, and why or why not?



? How important is the preservation of historic buildings and sites in Downtown Port Lavaca?



? How would you like to see Port Lavaca's waterfront developed?



? What buildings or locations do you feel should be preserved and added to Port Lavaca's identity:

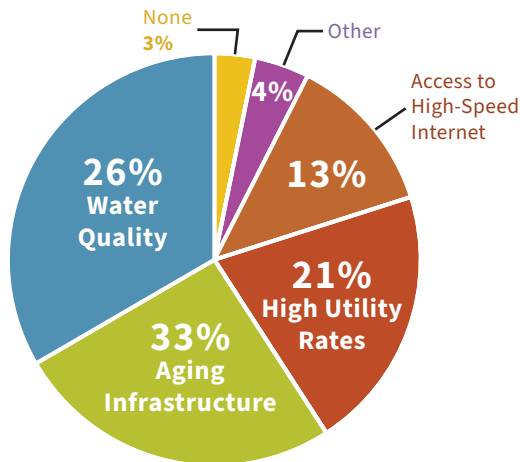
- Downtown / Old Towne - 58
- Main Street - 46
- Other - 23
- All Historic Structures - 17
- Theatre - 12
- Don't Know - 10
- Lighthouse - 9
- None - 8
- Waterfront - 7
- Beach Hotel - 6
- Any Building Possible - 6
- Train Depot - 4
- All Dilapidated Buildings - 4
- Museum - 3
- Firehouse - 3

? What additional features would make Downtown Port Lavaca more attractive?

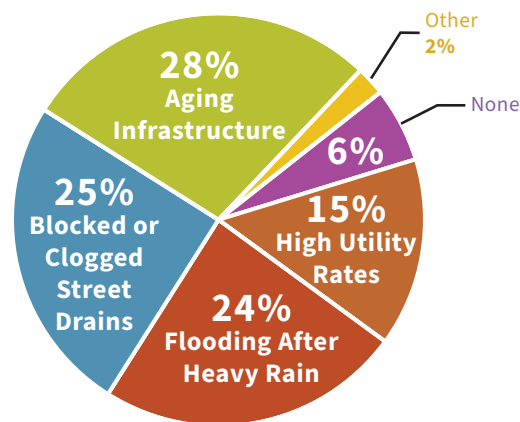
- Building Facade Improvements - 190
- Food Truck Court - 172
- Better Shade, Trees, and Landscaping - 146
- Public Art - 133
- Greenspaces / Parks - 130
- Public Restrooms - 123
- Improved Lighting - 119
- More Parking Options (on-street, shared lots) - 108
- Improved Crime Prevention - 84
- Accessible, Connected, and Safe Pedestrian / Bicycle Infrastructure (sidewalks, on-street bike lanes, shared-use paths) - 82
- Utilities Screening and Buffering / Removal of Overhead Utility Lines - 57
- Safer Intersections - 51
- More Housing Options - 50
- Other - 38
- Wayfinding and Directional Signage - 38
- Vehicle Charging Stations - 12

INFRASTRUCTURE

? What concerns do you have regarding Port Lavaca's utilities infrastructure?

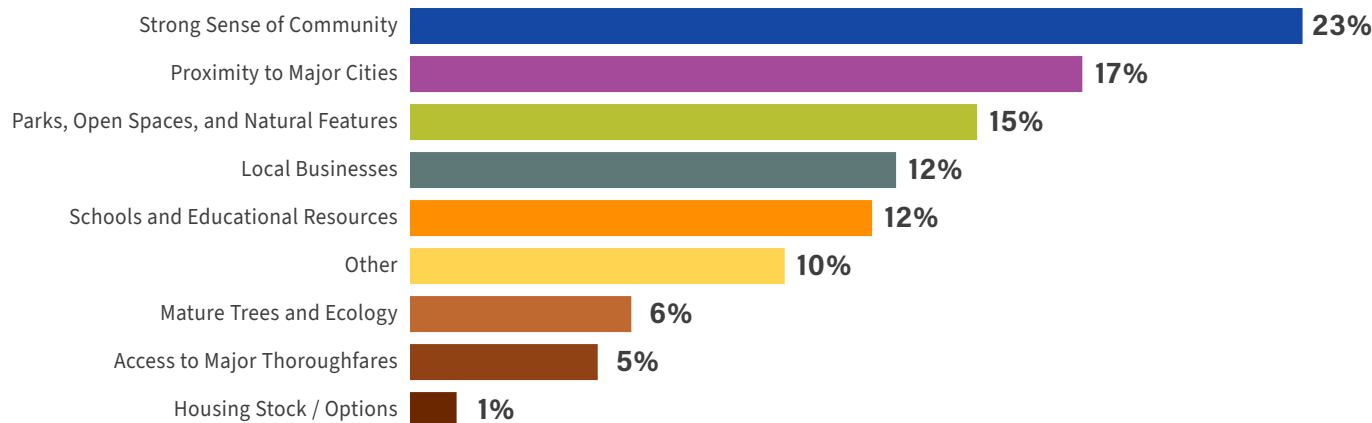


? What concerns do you have regarding Port Lavaca's drainage infrastructure?

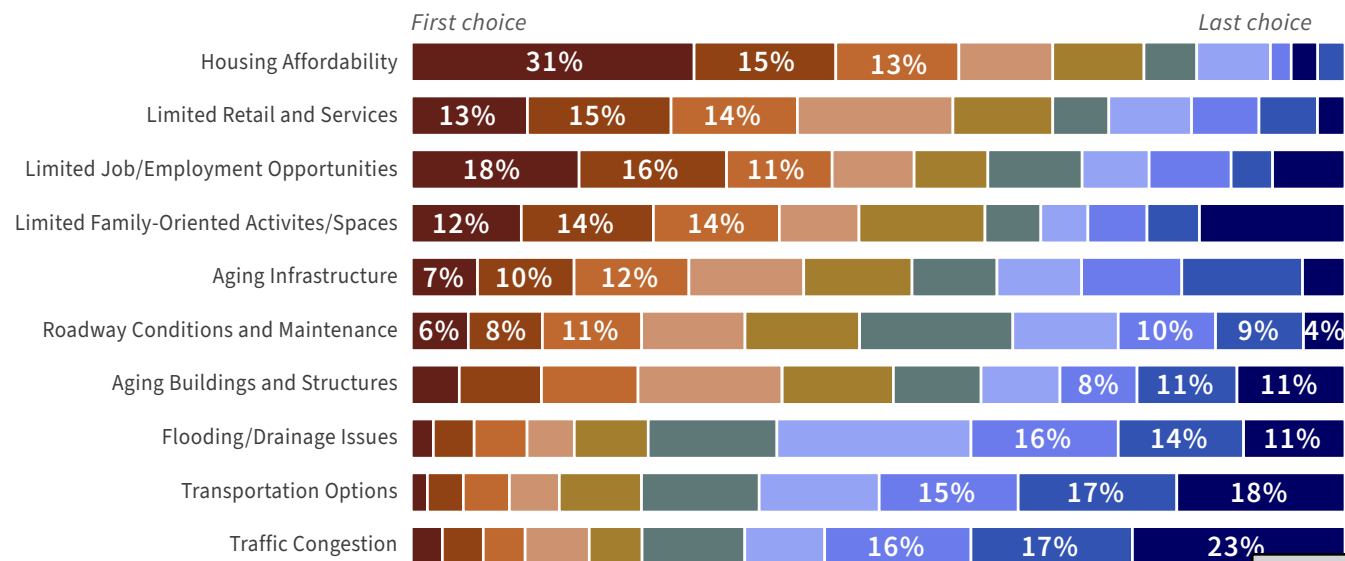


PORT LAVACA'S FUTURE

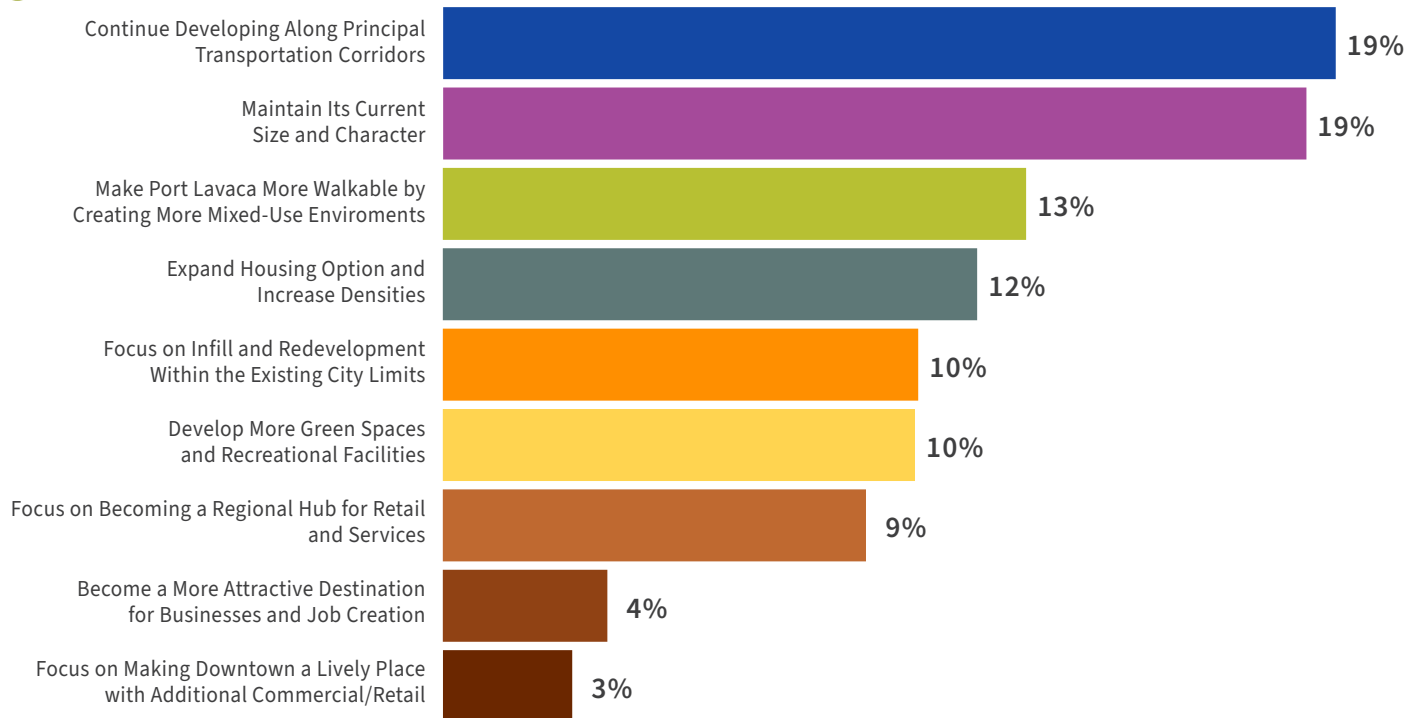
? What do you see as Port Lavaca's greatest strength or asset?



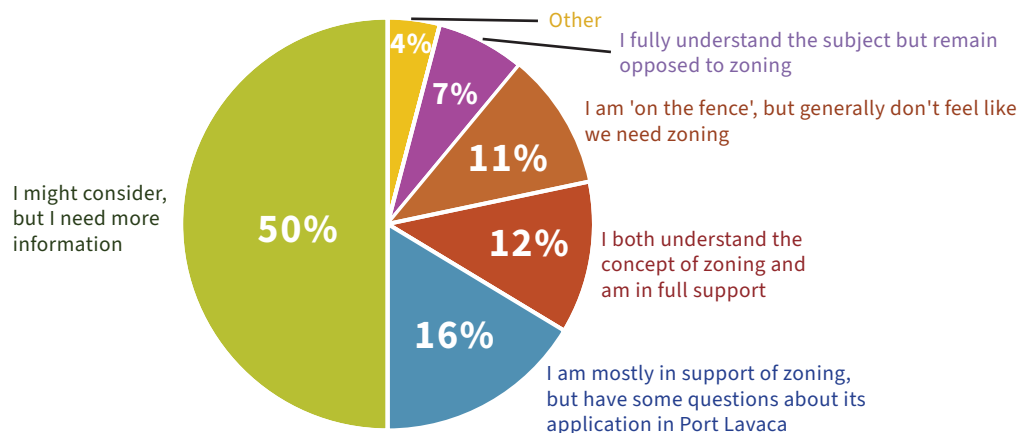
? What are the top challenges Port Lavaca faces as a viable community to live, work, and play?



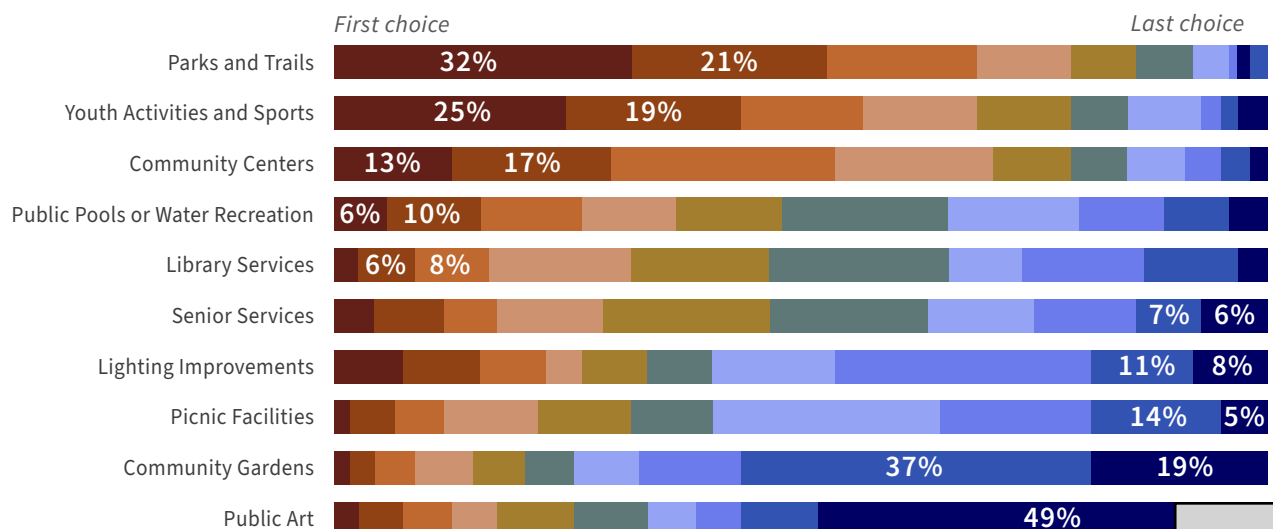
? How would you like Port Lavaca to grow over the next 10-20 years?



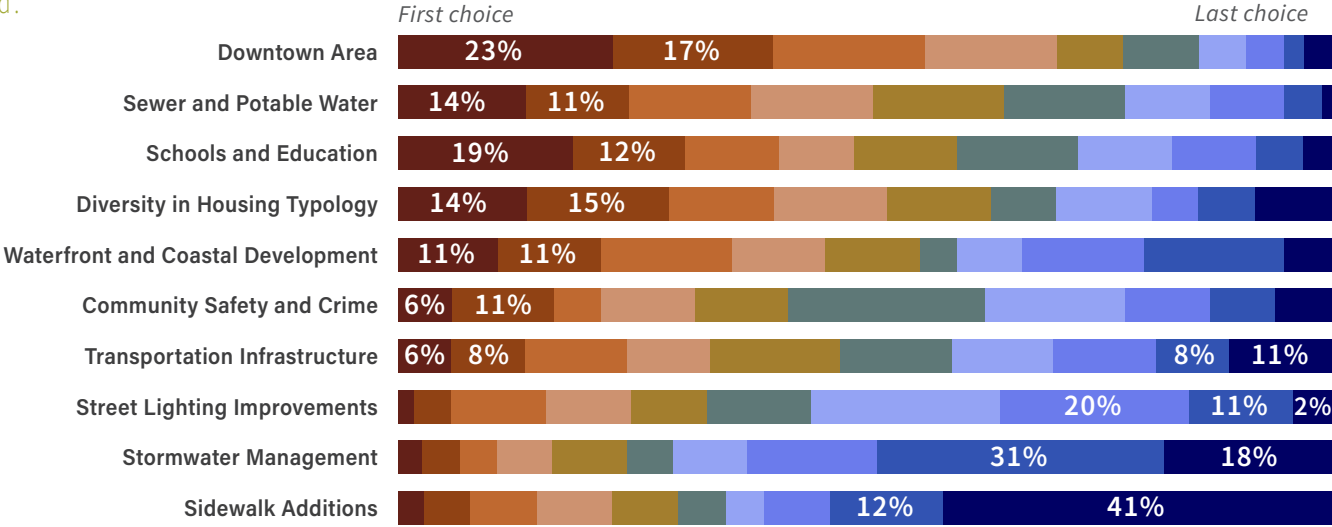
? How strongly would you consider or not consider zoning in Port Lavaca?



? What Parks and Recreation community features do you feel are lacking within the City of Port Lavaca and should be prioritized? Please rank the following options where 1 (highest) is your top priority/need.



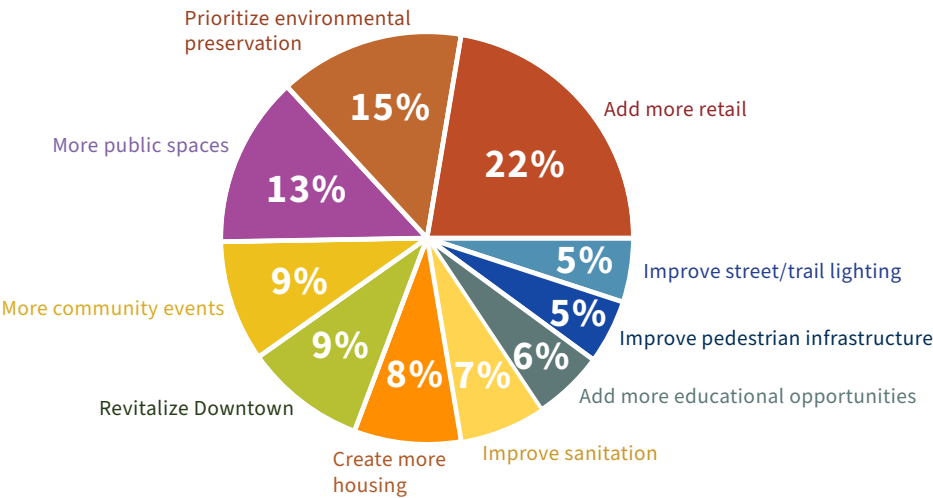
? What Development and Infrastructure community features do you feel are lacking within the City of Port Lavaca and should be prioritized? Please rank the following options where 1 (highest) is your top priority/need.



? Please provide three (3) words you would want to include in a Community Vision Statement that best characterize how you would like to see Port Lavaca grow and develop in the future:



? What additional ideas, concerns, or priorities would you like the City to consider as it shapes the vision for the Comprehensive Plan?



port lavaca COMPREHENSIVE PLAN

Joint Planning Board
And City Council Meeting
July 15th, 2026



SCHEDULE UPDATE

PHASE 1: EXISTING CONDITIONS + INITIAL ENGAGEMENT

- Existing City Appendix (Existing Conditions Analysis)
- Departments, Focus Groups, and Joint Workshop Meetings
- Open House #1

PHASE 2: PLAN GOALS + COMMUNITY VISION

- Chapter 1, *Introduction*
- Community Profile + Demographics
- Community Survey + Engagement Findings
- Chapter 2, *Future City* (Goals + Strategies + Recommendations)

PHASE 3: IMPLEMENTATION

- Joint Workshop
- Open House #2
- Chapter 3, *Implementation*
- Draft Plan Circulation, Consideration, and Adoption (Sept)

We are here!

Upcoming Engagement

- Open House #2 – Mid August
- Adoption – Early September

COMMUNITY SURVEY KEY FINDINGS

Section VII. Item #1.

- 71% of respondents have lived in Port Lavaca for 10+ years
- Overwhelming desire to preserve Downtown/ historic structures
- Over ½ of respondents want to see expanded public transportation options
- Top Infrastructure challenges include aging infrastructure, sewer + water quality, traffic, and roadway quality
- Top community-wide challenges include housing affordability, limited retail and services, and limited job / employment opportunities
- Top Parks+Rec. needs include trails, youth activities and sports, and community centers/ programming

318 Responses (2.7% of pop.)

Dec. 11th 2025 to May 25th 2026

- Most desired housing types include single-family detached homes, single-family attached homes, and townhomes
- Respondents want to see a boardwalk expansion and restaurants in Downtown/ along the waterfront
- Clogged drains, and drainage infrastructure, and flooding are among the top utility concerns

GOALS

COMMUNITY VISION

Port Lavaca is a community which leverages its location along Lavaca Bay for economic development, recreational space, and eco-tourism opportunities, while showcasing and encouraging the continuing redevelopment of the community's historic Downtown, neighborhoods, and waterfront areas.



COMMUNITY GOALS

Section VII. Item #1.

GOAL 1.0, LAND USE AND COMMUNITY CHARACTER

Port Lavaca is a community which establishes economic and cultural vitality by guiding land use, development patterns, and community character in ways that strengthen local businesses, attract new investment, and support a resilient, diverse economy.

GOAL 2.0, TRANSPORTATION

Port Lavaca is a community that provides a network of safe, connected, and well maintained attractive transportation corridors and infrastructure that facilitates efficient vehicular, active, and recreational transportation.

GOAL 3.0, PARKS AND OPEN SPACE

Port Lavaca's park system emphasizes eco-tourism, waterfront amenities, accessibility to all residents, parkland connectivity, recreational services, and preservation of critical landscapes for environmental protection and flood management purposes.

GOAL 4.0, HOUSING AND NEIGHBORHOODS

Port Lavaca is a thriving community built on a diverse mix of land uses and consistent development patterns fosters livable neighborhoods, resilient commercial districts, welcoming civic spaces, and high-quality housing options that accommodate families of all sizes.

GOAL 5.0, UTILITIES INFRASTRUCTURE

Port Lavaca's water, wastewater, and storm sewer systems remains reliable, compliant, and sustainable through the reduction of inflow and infiltration, investing in aging infrastructure and capacity improvements, and planning for future growth and industrial demands without overburdening municipal systems.

GOAL 6.0, PUBLIC FACILITIES AND SERVICES

Port Lavaca is a community which continually provides public facilities, community services, and emergency response coordination within a small-town capacity.

GOAL 7.0, RESILIENCE

Port Lavaca is a community which utilizes a systems-based approach to integrating economic, social, environmental, and infrastructure resilience into all aspects of social life, development, and infrastructure investment.

GOAL 8.0, ZONING

Establish a model zoning district that supports the community's comprehensive plan by simplifying and consolidating zoning districts, protecting neighborhoods and environmentally sensitive areas, ensuring compatible land uses, and updating standards, with clear definitions and specific provisions for manufactured housing.

GOAL FORMAT

- Goal
- Intended Outcomes / Overview
- Guiding Principles
- Objectives
- Strategies
- Case Studies, Maps, Representative Imagery, Supporting Graphics, Sidebar Education

GOAL ONE: LAND USE AND COMMUNITY CHARACTER

PORT LAVACA IS A COMMUNITY WHICH ESTABLISHES ECONOMIC AND CULTURAL VITALITY BY GUIDING LAND USE, DEVELOPMENT PATTERNS, AND COMMUNITY CHARACTER IN WAYS THAT STRENGTHEN LOCAL BUSINESSES, ATTRACT NEW INVESTMENT, AND SUPPORT A RESILIENT, DIVERSE ECONOMY.

OVERVIEW

Land use is a key to the growth of a city. It determines the type of development that can be built in a particular area, and it determines the type of community that can be created. Land use is a key to the growth of a city. It determines the type of development that can be built in a particular area, and it determines the type of community that can be created.

Guiding Principles for Land Use and Community Character (LUCC)

The following guiding principles are intended to provide a framework for the development of a community that is resilient, diverse, and economically vibrant. These principles are intended to provide a framework for the development of a community that is resilient, diverse, and economically vibrant.

Objective 3.1: Utilize a character-based decision framework when considering future land-use, development, redevelopment, and transportation networks.

Strategy 3.1.1: Utilize the following process:

- 1. Identify the community's vision and goals.
- 2. Conduct a community assessment.
- 3. Develop a community vision statement.
- 4. Develop a community development plan.
- 5. Implement the community development plan.

GOAL ONE: LAND USE AND COMMUNITY CHARACTER

Section VII. Item #1.

Port Lavaca is a community which establishes economic and cultural vitality by guiding land use, development patterns, and community character in ways that strengthen local businesses, attract new investment, and support a resilient, diverse economy.

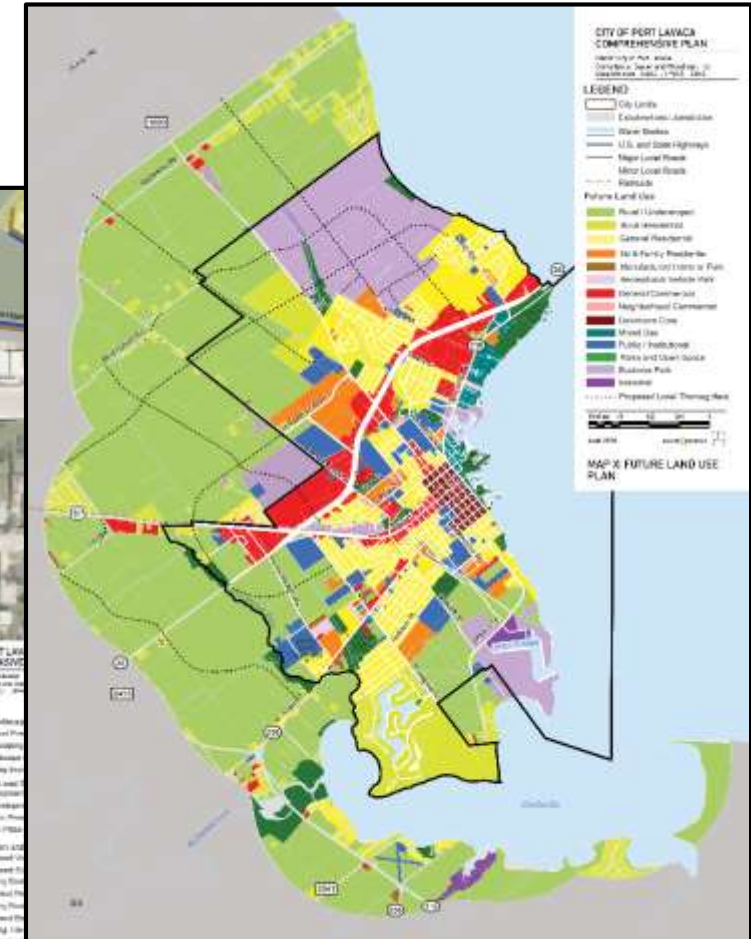
- Objective 1.1: Utilize a **character-based decision framework** when considering future land-uses, development, redevelopment, and transportation networks.
- Objective 1.2: Utilize the **Future Land Use Plan** to guide the type and location of future development in Port Lavaca.
- Objective 1.3: Utilize the **Growth Sequencing Plan** to inform the City's level of effort and focus relating to land use decisions and new development planning.
- Objective 1.4: Establish a **Waterfront District**.
- Objective 1.5: Encourage the redevelopment and revitalization of **Downtown** to strengthen its role as the cultural and economic heart of Port Lavaca.

GOAL ONE: LAND USE AND COMMUNITY CHARACTER

Section VII. Item #1.



Waterfront Plan, Downtown Plan, Future Land Use Plan



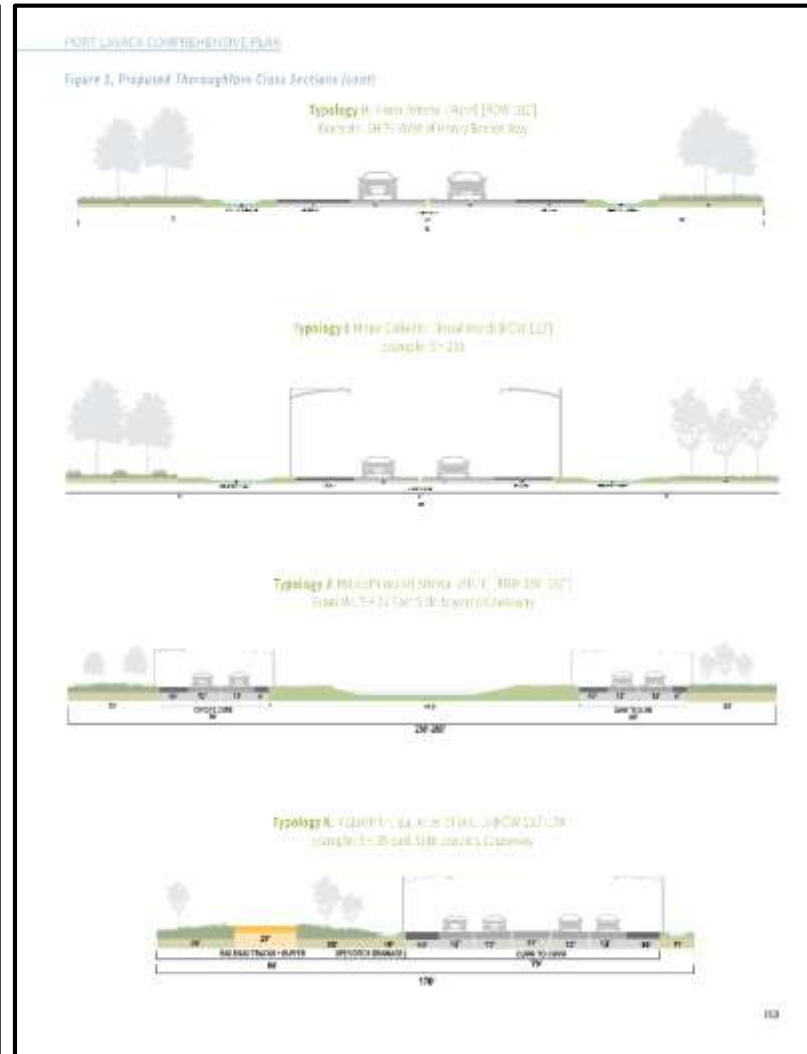
GOAL TWO: TRANSPORTATION

Port Lavaca is a community with a network of safe, connected, well-maintained, and attractive transportation corridors and infrastructure that facilitates efficient vehicular, active, and recreational travel.

- Objective 2.1: Ensure that Port Lavaca incorporates the full suite of **transportation** planning tools and best practices to ensure an efficient and safe transportation system.
- Objective 2.2: Build a network of safe, accessible, and connected **active transportation** facilities through Port Lavaca.
- Objective 2.3: Promote intra-city connectivity.
- Objective 2.4: Promote inter-city connectivity regionally.

GOAL TWO: TRANSPORTATION

Section VII. Item #1.



Future Thoroughfare Plan, Proposed Thoroughfare Cross Sections, Active Transportation Plan

GOAL THREE: PARKS AND OPEN SPACE

Section VII. Item #1.

Port Lavaca's park system emphasizes eco-tourism, waterfront amenities, accessibility to all residents, parkland connectivity, recreational services, and environmental protection as a means of economic development.

- Objective 3.1: Improve parkland **accessibility** and develop new park opportunities.
- Objective 3.2: Improve local coordination, programs, and community buildings.
- Objective 3.3: Enhance the administration, operations, and maintenance of city parks and recreational facilities.

GOAL FOUR: HOUSING AND NEIGHBORHOODS

Port Lavaca is a community of interconnected neighborhoods and districts offering diverse housing options for residents, with an emphasis on neighborhood-scale character, historic preservation, and shared amenities that foster connection and a strong sense of place.

- Objective 4.1: Ensure neighborhoods have a wide variety of housing options with access to public amenities and everyday necessities.
- Objective 4.2: Designate appropriate areas for manufactured homes and recreational vehicles (RVs), reducing intermixing with single family neighborhoods and improving overall neighborhood cohesion.
- Objective 4.3: Ensure Port Lavaca's housing and commercial structures are attractive, safe to occupy, maintain good up-keep, and enhance the historical character of the city.

GOAL FIVE: UTILITIES INFRASTRUCTURE

Port Lavaca's water, Sanitary sewer, and storm sewer systems remain reliable, compliant, and sustainable through reducing inflow and infiltration, investing in aging infrastructure and capacity improvements, and planning for future growth and industrial demands without overburdening municipal systems.

- Objective 5.1: Create a proactive plan to address aging infrastructure that is planned, maintained, and upgraded to meet current community needs and support safe, reliable, and efficient service delivery.
- Objective 5.2: Create a Capital Improvement Program that protects and maintains critical stormwater, potable water, and wastewater infrastructure, ensuring high-quality services that safeguard public health and the environment.
- Objective 5.3: Continue to provide, maintain, and update infrastructure as the community grows.
- Objective 5.4: Continue to manage a modern, data-driven framework for managing public infrastructure by improving the accuracy, accessibility, and integration of the City's utility information systems.

GOAL SIX: PUBLIC FACILITIES AND SERVICES

Port Lavaca is a community which continually provides public facilities, community services, and emergency response coordination within a small-town capacity.

- Objective 6.1: Ensure adequate staffing of city departments, city services, and community emergency services.
- Objective 6.2: Ensure that city facilities, equipment, and buildings are adequately positioned and maintained to service the community.
- Objective 6.3: Ensure that city facilities and operations utilize up to date and effective technologies, programs, and security measures.

GOAL SEVEN: RESILIENCE

Port Lavaca is a community which utilizes a systems-based approach to integrating economic, social, environmental, and infrastructure resilience into all aspects of social life, development, and infrastructure investment.

- Objective 7.1: Strive for **environmental** resilience by improving and protecting natural resources, ensuring economic and development activities don't negatively impact the environment long-term, and mitigating structural hazards or contaminants.
- Objective 7.2: Improve the community's **infrastructural** resilience by incorporating safe and modern building practices, innovative energy use methods, and protecting critical utilities and city services
- Objective 7.3: Improve the **economic and fiscal** resilience of Port Lavaca's businesses, city operations, and households.
- Objective 7.4: Continue to develop the community's **social** resilience through emergency relief coordination, continued public communications, and city sponsored civic efforts.

GOAL EIGHT: ZONING

Establish a model zoning district that supports the community's comprehensive plan by simplifying and consolidating zoning districts, protecting neighborhoods and environmentally sensitive areas, ensuring compatible land uses, and updating standards, with clear definitions and specific provisions for manufactured housing.

- Objective 8.1: Develop a zoning ordinance that consolidates the zoning districts proposed in the Unified Development Code and expands the zoning districts and standards in the current Port Lavaca Code of Ordinances, enabling a clear vision for land use placement.
- Objective 8.2: Identify and incorporate processes and procedures that adhere to the intentions of the Comprehensive Plan and the new zoning regulations, focusing authority and oversight of the zoning chapters.

- Chapter 3, *Implementation*, will include...
 - Plan Administration and Coordination
 - Benchmarking, Success Metrics, and Annual Review Frameworks
 - Plan Amendment Processes
 - List of Community Voted Priorities
 - The Implementation Action Table
(Plan Recommendations Frameworks)
 - Implementation Timeframes (On-going, 0-2, 2-5, 5-10, 10+ years)
 - Funding Partners / Funding Opportunities
 - Local Coordination / Partnerships
 - Estimated Level of Effort (1 to 5 scale)
 - Recommendation Type (Ordinance Change, Policy Change, Infrastructure Investment, Staff + Capacity Building, etc.)

July 15th, 2026
Joint Planning Board
and City Council Meeting

Q&A