



Agenda Item: Original Ordinance – 3rd Reading

Title: Original Ordinance No. 2120, Amending Laramie Municipal Code Title 15 Related to the Unified Development Code

Recommended Council MOTION:

I move that the Laramie City Council approve Original Ordinance No. 2120, amending multiple sections within Title 15 of the Laramie Municipal Code for the purposes of removing potential avenues of confusion in city code as a standard practice and as recommended with amendment by the planning commission, on third and final reading, in accordance with findings of fact and conclusions of law, and authorize the Mayor and City Clerk to sign.

Administrative or Policy Goal:

Under Section 15.04.050.A the City Manager’s Office shall have the authority to review and make recommendations to the appropriate decision making authority for Text Amendments. Under Section 15.06.060.A states the purpose of a text amendment is for the purpose not to relieve particular hardships nor to confer special privileges or rights on any person, but rather to make adjustments to the text of this code that are necessary in light of changed conditions, changes in the comprehensive plan, public policy, or that are necessary to advance the general welfare of the city. As well, under Section 15.02.050 states that this code should be regularly reviewed, evaluated and amended, if necessary, based on private and city economic conditions, vision for the community, changing planning and zoning principles, frequent difficulty in implementing or enforcing any specific standard(s), or changes in the state, federal or case law.

Background:

The present amendment is initiated by the City of Laramie as part of the continual effort to keep the Unified Development Code (UDC) accurate, correct concerns, and remove potential avenues of confusion. All prior revisions to LMC Chapter 15 (Unified Development Code) can be found online at <https://www.cityoflaramie.org/444/Unified-Development-Code>.

The amendments and updates within this UDC Text Amendment have been gathered through efforts of City Staff throughout the 2024-2025 period. These amendments and additions were prompted through project experience, enquiries from the public, and staff’s constant effort to improve Laramie’s UDC as development continues to evolve.

PROPOSED Text Amendment

Substantive Proposed Code Changes

- **LMC 15.10.030.D.1.c**
Clarifies that home occupations may occur within the principal structure, an accessory structure, or a combination of both, provided the total area does not exceed one-half of the floor area of the principal structure.
- **LMC 15.14.080.C.3**
Removal of the five-foot minimum building separation requirement, as building separation distances are already regulated under the International Building Code (IBC).
- **LMC 15.12.010.D**
Adds language clarifying that townhouse structures may span one or multiple platted lots and that internal lot lines do not create additional setback requirements if IBC standards are met.
- **Table 15.06-1 (Summary Table of Review Procedures)**
Corrects the Final PUD approval authority to reflect administrative approval by the Department under the City Manager’s Office rather than City Council.
- **LMC 15.14.050.I.2.c.iv**
Minor Change 1 (bollard specification clarification) was recommended to be struck by the Planning Commission and has been reworded for clarity in the proposed ordinance.

Planning Commission Recommendation:

Planning Commission recommended approval of TA-26-02 (2026 UDC Text Amendment Update) at the February 9, 2026 meeting with amendments to strike the proposed changes to 15.14.120.B and 15.14.050.i.2.c.v. as shown in the February 9, 2026 Staff report. The changes are reflected by striking the change to 15.14.120.B and modifying the change to 15.14.050.i.2.c.v. to improve clarity. The motion carried by voice vote with no public comment received.

Responsible Staff:

Philipp Gabathuler, AICP, Planning Manager,
721-5232

Future dates are subject to change

PC Public Hearing Advertised	January 24, 2026
Public Hearing Held	February 9, 2026
CC Public Hearing Advertised	February 21, 2026
Introduction/1 st Reading	March 3, 2026
2 nd Reading/Public Hearing	March 17, 2026
3 rd Reading	April 7, 2026

Attachments:

- Proposed Ordinance No. 2120
- Planning Commission Staff Report (February 9, 2026)