

## TEXAS NEIGHBORHOODS TOGETHER

SUPPORT

### ***County Authority: Preservation of Military Installations***

#### **Recommendation**

Grant certain counties regulatory authority around military facilities in certain circumstances. In an unincorporated area located within five miles of the boundary of a military installation, the commissioners court of the county that contains the area may: (1) regulate the platting or clearing of a tract of land larger than two acres if clearing more than 20 percent of the trees on the tract of land is proposed; (2) require developers proposing to develop a tract of land in the area to provide notice to and opportunity for comment by commanders of affected military installations; and (3) require developers of a tract of land in the area to provide notice to prospective buyers of the land relating to potential noise and dust problems that could result from locating in close proximity to an active military installation.

This change would apply only to a county that: has a population of more than one million and in which more than 80 percent of the population lives in a single municipality; or is adjacent to such a county.

#### **Background**

Currently, counties have little or no authority to guide and control development. The area that surrounds military installations will be frequented for military and national security purposes by residents from many parts of the state and nation; orderly development, use, and sustainability of the area is of concern to the entire state; and without adequate protection regulations, the area will tend to become congested and to be used in ways that interfere with the proper use of the area as a secure location for the continuation of a military establishment.

#### **Impact**

Adoption will serve the purpose of protecting and preserving places and areas of military and national security importance and significance and encouraging state and national security.