

**ORDINANCE NO. 20120426-125**

**AN ORDINANCE ADOPTING THE SIXTH PLAN MODIFICATION TO THE EAST 11<sup>TH</sup> AND 12<sup>TH</sup> STREETS URBAN RENEWAL PLAN.**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**

**PART 1. The council finds:**

- (A) The council adopted the East 11<sup>th</sup> and 12<sup>th</sup> Streets Urban Renewal Plan by Ordinance No. 990114-G; the first Plan modification by Ordinance No. 010802-089; the second Plan modification by Ordinance No. 030731-049; the third Plan modification by Ordinance No. 20050407-060; the fourth Plan modification by Ordinance No. 20080228-113; and the fifth Plan modification by Ordinance No. 20081120-104 (collectively referred to as the Plan).
- (B) A sixth modification to the Plan is described in Exhibit A, attached to and made part of this ordinance (sixth Plan modification).
- (C) In accordance with Section 374.014(b) of the Local Government Code:
  - (1) The Urban Renewal Agency of the City of Austin reviewed the proposed change to the Plan on February 29, 2012.
  - (2) The Planning Commission reviewed the proposed change to the Plan on March 27, 2012.
- (D) On April 26<sup>th</sup>, 2012, the council held a public hearing on the sixth Plan modification, in accordance with Section 374.014(c) of the Local Government Code.
- (E) After the hearing and in accordance with Section 374.014(d) of the Local Government Code, City Council found that:
  - (1) a feasible method exists for the relocation, in decent, safe, affordable, and sanitary accommodations, of families or individuals who will be displaced from the urban renewal area, without undue hardship to those persons;
  - (2) the sixth Plan modification conforms to the general plan for municipal development; and

(3) the sixth Plan modification offers the maximum opportunity, consistent with the needs of the City as a whole, for the rehabilitation or redevelopment of the urban renewal area by private enterprise.

**PART 2.** In accordance with Section 374.014(e) of the Local Government Code, the council adopts the sixth Plan modification, which is to increase the allowable floor to area ratio from .7:1 to 1:1 for the property at 1123 East 11<sup>th</sup> Street.

**PART 3.** This ordinance takes effect on May 7, 2012.

**PASSED AND APPROVED**

\_\_\_\_\_ April 26 \_\_\_\_\_, 2012

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§ \_\_\_\_\_  
Lee Leffingwell  
Mayor

**APPROVED:** \_\_\_\_\_  
Karen M. Kennard  
City Attorney

**ATTEST:** \_\_\_\_\_  
Shirley A. Gentry  
City Clerk

**East 11th and 12th Streets Urban Renewal Plan  
 (1123 East 11th Street )  
 April 26, 2012**

**Exhibit A**

Project Number/Name	Existing Controls	Proposed Modification
<p><b>11-6/11th St. Live-Work Studios; South side of 11th St. between Waller St &amp; Lydia St</b></p>	<p><b>Allowable height/permitted FAR: 35' Maximum; FAR: 0.70 Total Maximum FAR - 0.44 FAR Commercial, 11.25 Units/Acre Residential</b></p>	<p><b>Allowable height/permitted FAR: 35' Maximum; FAR: 0.70 Total Maximum, excluding 1123 East 11th Street which will have 1.0 FAR - 0.44 FAR Commercial, 11.25 Units/Acre Residential</b></p>