

ORDINANCE NO. \_\_\_\_\_

1 AN ORDINANCE AMENDING TITLE 25 OF THE CITY CODE RELATING TO  
2 COCKTAIL LOUNGES IN THE RAINEY STREET AREA.  
3

4 BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:  
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6 PART 1. Chapter 25-2, Subchapter C, Article 3, Division 7, Section 25-2-692 is  
7 amended to read as follows:

8 **25-2-692 WATERFRONT OVERLAY (WO) SUBDISTRICT USES.**

9 (A) This subsection applies to the University / Deep Eddy subdistrict.

10 (1) The following uses are prohibited:

- 11 (a) automotive rentals;
- 12 (b) automotive repair services;
- 13 (c) automotive sales;
- 14 (d) automotive washing;
- 15 (e) commercial off-street parking; and
- 16 (f) a use with a drive-in service.

17 (2) The following are conditional uses:

- 18 (a) hotel-motel;
- 19 (b) service station;
- 20 (c) local utility services.

21 (B) In the North Shore Central subdistrict, not less than 50 percent of the net usable  
22 floor area of the ground level of a structure adjacent to Town Lake must be used for  
23 pedestrian-oriented uses. The Land Use Commission may allow an applicant up to five  
24 years from the date a certificate of occupancy is issued to comply with this requirement.

25 (C) This subsection applies to the Red Bluff subdistrict.

1 (1) The following uses are prohibited:

- 2 (a) light manufacturing;
- 3 (b) basic industry;
- 4 (c) stockyards;
- 5 (d) laundry services; and
- 6 (e) resource extraction.

7 (2) The following are conditional uses:

- 8 (a) automotive rentals;
- 9 (b) automotive repair services;
- 10 (c) automotive sales;
- 11 (d) automotive washing;
- 12 (e) commercial off-street parking;
- 13 (f) a use with a drive-in service; and
- 14 (g) warehousing and distribution.

15 (D) This subsection applies to the East Riverside subdistrict.

16 (1) The following uses are prohibited:

- 17 (a) automotive rentals;
- 18 (b) automotive repair services;
- 19 (c) automotive sales;
- 20 (d) automotive washing;
- 21 (e) basic industry;
- 22 (f) commercial off-street parking;
- 23 (g) a use with a drive-in service;

- 1 (h) laundry services;
- 2 (i) light manufacturing;
- 3 (j) stockyards; and
- 4 (k) warehousing and distribution.

5 (2) The following are conditional uses:

- 6 (a) hotel-motel;
- 7 (b) service station; and
- 8 (c) local utility service.

9 (E) This subsection applies to the Travis Heights subdistrict.

10 (1) The following uses are prohibited:

- 11 (a) automotive rentals;
- 12 (b) automotive repair services;
- 13 (c) automotive sales;
- 14 (d) automotive washing;
- 15 (e) basic industry;
- 16 (f) commercial off-street parking;
- 17 (g) laundry services;
- 18 (h) light manufacturing;
- 19 (i) stockyards; and
- 20 (j) warehousing and distribution.

21 (2) The following are conditional uses:

- 22 (a) hotel-motel;
- 23 (b) service station; and

1 (c) local utility service.

2 (F) In the South Shore Central subdistrict, not less than 50 percent of the net usable  
3 floor area of the ground level of a structure adjacent to Town Lake must be used for  
4 pedestrian-oriented uses. The Land Use Commission may allow an applicant up to five  
5 years from the date a certificate of occupancy is issued to comply with this requirement.

6 (G) This subsection applies to the Auditorium Shores subdistrict, except for a  
7 community events use.

8 (1) Not less than 50 percent of the net usable floor area of the ground level of a  
9 structure adjacent to Town Lake must be used for pedestrian-oriented uses. The Land Use  
10 Commission may allow an applicant up to five years from the date a certificate of occupancy  
11 is issued to comply with this requirement.

12 (2) Use of the area between the primary setback line and the secondary setback line  
13 is limited to:

- 14 (a) cultural services;
- 15 (b) day care services;
- 16 (c) park and recreation services;
- 17 (d) food sales; and
- 18 (e) restaurant (limited) without drive-in service.

19 (H) In the Butler Shores subdistrict, not less than 50 percent of the net usable floor area  
20 of the ground level of a structure adjacent to Town Lake must be used for pedestrian-  
21 oriented uses. The Land Use Commission may allow an applicant up to five years from the  
22 date a certificate of occupancy is issued to comply with this requirement.

23 (I) Use of the Zilker Park subdistrict is limited to park-related structures.

24 (J) In the City Hall subdistrict, at least 50 percent of the net usable floor area of the  
25 ground level of a structure adjacent to Town Lake must be used for pedestrian-oriented uses.  
26 The Land Use Commission may allow an applicant up to five years from the date a  
27 certificate of occupancy is issued to comply with this requirement. This requirement does  
28 not apply to a building used by the City for a governmental function.

29 (K) This subsection applies to the Rainey Street subdistrict.

30 (1) The following uses are conditional:

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(a) cocktail lounge

**PART 4.** This ordinance takes effect on \_\_\_\_\_, 2012.

**PASSED AND APPROVED**

\_\_\_\_\_, 2012

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

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

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

Draft