

AGENDA



Recommendation for Council Action

Austin City Council	Item ID	22183	Agenda Number	76.
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Meeting Date:	2/28/2013	Department:	Planning and Development Review
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Subject

Conduct a public hearing and consider an ordinance amending City Code Chapter 25-2, to make cocktail lounges a conditional use in the Rainey Street subdistrict of the Waterfront Overlay.

Amount and Source of Funding

Fiscal Note

Purchasing Language:	
Prior Council Action:	
For More Information:	Greg Dutton, 974-3509.
Boards and Commission Action:	Recommended by the Planning Commission.
MBE / WBE:	
Related Items:	

Additional Backup Information

This amendment was initiated by the Planning Commission.

The Rainey Street area, as described by the Rainey Street Waterfront Overlay Subdistrict, is primarily zoned Central Business District (CBD), with a small portion zoned Downtown Mixed Use (DMU). These zoning districts allow off-street parking to be reduced to a minimum of 20 percent and a maximum of 60 percent of what would typically be required for a given use. The proliferation of cocktail lounges in the Rainey Street area (cocktail lounge is a conditional use in DMU and a permitted use in CBD), combined with reduced parking requirements, has led to an abundance of automobiles parked on-street, where foot traffic is also heavy, due to a lack of sidewalks. In addition, there is concern that the character of the Rainey Street area is changing due to the increased number of cocktail lounges in operation, and that any new proposals for said use should require additional scrutiny.

The proposed code amendment would make cocktail lounge use a conditional use in the Rainey Street Waterfront

Overlay subdistrict.

Staff recommends approval of this amendment.