

## **Project Summary/Staff Report**

**August 19, 2013**

**Address:** 901 Juniper Street (Franklin's BBQ Kitchen)

**Applicant/Agent:** LS Johnston Architects, Linda Johnston

**Owner:** Perry Lorenz (land) – Stacy and Aaron Franklin (Franklin's BBQ)

**Type of Amendment:**

East 11<sup>th</sup> and 12<sup>th</sup> Street Urban Renewal Plan Modification (Eighth Modification)

Add "commercial" use to permitted uses

**Current Permitted Uses:** Mixed use/office/residential and civic uses

**Existing Zoning:** MF-3-NCCD-NP

**Proposed Rezoning:** GR-CO-NCCD-NP

**Lot Size:** 0.2399 Acres (10,450 s.f.)

**Urban Renewal Plan Adoption Date:** January 25, 1999

**Urban Renewal Agency of the City of Austin (URA) Recommendation:** Tentative: September 19, 2013

**Planning Commission Recommendation:** Pending

**Staff Recommendation:** Staff recommends the granting of the additional permitted use of commercial use

**Basis for Staff Recommendation:** Staff recommends the granting of the additional permitted use of commercial use to further support the East 11<sup>th</sup> and 12<sup>th</sup> Streets Redevelopment activity. Granting this use will allow the business to expand. Neighborhood supports the additional use.

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