

ORDINANCE AMENDMENT REVIEW SHEET

Amendment: C20-2013-027 Downtown Density Bonus and Rainey Subdistrict Amendments

Description: Consider an ordinance to Title 25 of the City Code to codify the of remainder of the community benefits of the Downtown Density Bonus Program, make the Rainey Street Subdistrict eligible to participate in the Downtown Density Bonus Program, and to create an affordability period and mechanism for an affordable housing land trust for affordable housing units in the Rainey Street Subdistrict.

Proposed Language: See attached draft ordinance.

Background: Initiated by Council Resolution 20130808-052 and 20131017-032.

City Council has taken action on a number of items related to density bonus programs in the Downtown area, and staff wanted would like to provide an update about those items, the code amendments for which will be processed together, as they are all related.

The “streamlined” Downtown Density Bonus Program adopted onin June 27, 2013, did not include all of the community benefits identified in the Downtown Austin Plan, so one element of the code amendments will be to codify the other community benefits identified in the plan. In addition, staff will move forward with code amendments to make the Rainey Street Subdistrict eligible to participate in the Downtown Density Bonus Program (Resolution 20131017-032), and to create an affordability period and mechanism for an affordable housing land trust for affordable housing units in the Rainey Street Subdistrict (Resolution 20130808-052).

Staff Recommendation: Staff recommends the proposed code amendment with the inclusion of “staff recommended changes” (see attached).

Board and Commission Actions

January 14, 2014: Recommended by the Community Development Commission on a 11-0 vote, with additional recommendations (see attached).

January 15, 2014: Recommended by the Downtown Commission on a 13-0 vote with additional recommendations (see attached).

January 21, 2014: Recommended by Codes and Ordinances Subcommittee on a 5-0 vote.

January 28, 2014: Recommended by the Planning Commission on a 7-1 vote (Commissioner Hatfield voting no).

Council Action

February 13, 2014: A public hearing has been set.

Ordinance Number: NA

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