

**AGENDA**



**Recommendation for Council Action**

Austin City Council - Commissioner's Court Meeting	<b>Item ID</b>	34255	<b>Agenda Number</b>	169.
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<b>Meeting Date:</b>	8/7/2014	<b>Department:</b>	Planning and Development Review
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**Subject**

Conduct a public hearing and consider an ordinance amending City Code Chapters 25-1 and 25-4 relating to requirements for parkland dedication and the manner of documenting applicable requirements for subdivisions.

**Amount and Source of Funding**

**Fiscal Note**

<b>Purchasing Language:</b>	
<b>Prior Council Action:</b>	
<b>For More Information:</b>	Greg Dutton, Planning and Development Review, 512-974-3509.
<b>Boards and Commission Action:</b>	July 22, 2014 – Approved by the Planning Commission on a 5-0 vote with Commissioners Chimenti, Hatfield, Hernandez and Roark absent.
<b>MBE / WBE:</b>	
<b>Related Items:</b>	

**Additional Backup Information**

The City of Austin requires parkland dedication fees to be paid at subdivision for residential developments where parkland is not being dedicated. In the past, developers of commercial plats were allowed to place a note on the plat stating that no residential uses are allowed in order to document the exemption from parkland requirements. Today, these plat notes make it difficult to obtain financing for residential construction in subdivisions that are zoned residential and entitled to develop as residential projects. The proposed code amendment will establish a different process for documenting parkland requirements in connection with subdivision approvals and will allow applicants of existing subdivisions to update older plat notes stating that residential uses are prohibited, provided that parkland is dedicated or fees are paid prior to issuance of building permits.