



WATERFRONT PLANNING ADVISORY BOARD

SEPTEMBER 8, 2014 @ 6:00 P.M.

DIRECTOR'S CONFERENCE ROOM 19 – ONE TEXAS CENTER

13th Floor
505 Barton Springs Road
Austin, TX 78704

AGENDA

Brooke Bailey, Chair

Andy Hutton
Laura Toups
Dean Rindy

Eric Schultz, Vice-Chair
Cory Walton
Tyler Zickert

CALL TO ORDER

A. CITIZEN COMMUNICATIONS

The first four (4) speakers signed up prior to the meeting will each be allowed a three-minute allotment to address their concerns regarding items not posted on the agenda.

B. APPROVAL OF MINUTES

1. Approval of minutes from the June 2, 2014 special-called meeting and the July 14, 2014 regularly-scheduled meeting.

C. NEW BUSINESS

1. Update, discussion and possible action on the South Central Waterfront Area Plan Initiative. Staff: Alan Holt, Planning & Development Review Department.
2. Presentation and possible action on the CodeNEXT Code Approach Alternatives and Annotated Outline. Staff: George Zapalac, Planning & Development Review Department.
3. Discussion and possible action on proposed density bonus provisions for various Waterfront Overlay subdistricts. Staff: David Sorola, City of Austin Law Department.
4. Red Bluff Hotel (Case No. SPC-2014-0175A) – Presentation, discussion and action to consider recommendation of three Waterfront Overlay variances for a proposed hotel and restaurant at 4701 Red Bluff Road. The variances are from the following Land Development Code sections, and described below:
 - 1) LDC Section 25-2-721(B)(1), which prohibits parking areas and structures within the primary setback;
 - 2) LDC Section 25-2-721(C)(1), which permits only “fountains, patios, terraces, outdoor restaurants and similar uses” within the secondary setback; and

- 3) LDC Section 25-2-721(C)(2), which limits impervious cover in the secondary setback to a maximum of 30 percent.

Owner: Red Bluff Partners, LLC (Will Steakley). Applicant: Big Red Dog (Aaron Bourgeois).
Staff: Michael Simmons-Smith, Planning & Development Review Department. Staff
Recommendation: **Recommended.**

ADJOURNMENT

The City of Austin is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Meeting locations are planned with wheelchair access, and if sign language interpreters or alternative formats are required, please give notice at least 4 days before the meeting date.

Staff Liaison: Michael Simmons-Smith - 974-1225