

ORDINANCE NO.

AN ORDINANCE AMENDING SECTION 25-6-478 OF THE CITY CODE RELATING TO MOTOR VEHICLE REDUCTIONS.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. City Code Section 25-6-478 (Motor Vehicle Reductions General) is amended to read as follows:

§ 25-6-478 MOTOR VEHICLE REDUCTIONS GENERAL.

(A) ~~[Except as provided in Subsection (B),~~ For this section, the Urban Core is defined as [applies in] the area bounded by:

- (1) Highway 183 from Burnet Road to Highway 71;
- (2) Highway 71 from Highway 183 to Loop 1;
- (3) Loop 1 from Highway 71 to Lake Austin Boulevard;
- (4) Lake Austin Boulevard from Loop 1 to Exposition Boulevard;
- (5) Exposition Boulevard from Lake Austin Boulevard to 38th Street;
- (6) 38th Street from Exposition Boulevard to Loop 1;
- (7) Loop 1 from 38th Street to RM Road 2222;
- (8) RM Road 2222 from Loop 1 to Mesa Drive;
- (9) Mesa Drive from RM Road 2222 to Spicewood Springs Road;
- (10) Spicewood Springs Road from Mesa Drive to Loop 360;
- (11) Loop 360 from Spicewood Springs Road to Great Hills Trail;
- (12) Great Hills Trail from Loop 360 to Highway 183;
- (13) Highway 183 from Great Hills Trail to Braker Lane;

1 (14) Braker Lane from Highway 183 to Burnet Road; and

2
3 (15) Burnet Road from Braker Lane to Highway 183.

4
5 (B) In the Urban Core, the minimum off-street parking requirement is 80 percent
6 of that prescribed by Appendix A (Table of Off-street parking and Loading
7 Requirements) except: [This section does not apply:]

8
9 (1) ~~[to]~~ for property in a central business (CBD) district or an area with a
10 TOD district or regulatory plan, downtown mixed use (DMU) district;

11
12 (2) ~~[to]~~ for a commercial, industrial, or civic use in a traditional
13 neighborhood (TN) district;

14
15 (3) ~~[to]~~ for a corner store special use; neighborhood mixed use building
16 special use; commercial, industrial, or civic use portion of a neighborhood
17 urban center special use; or commercial or civic use portion of a residential
18 infill special use;

19
20 (4) ~~[to]~~ for property in the university neighborhood overlay (UNO) district; or

21
22 (5) if the off-street parking requirement has been modified under Section 25-
23 6-473 (*Modification Of Parking Requirement*) or Section 25-6-476 (*Parking*
24 *For Mixed-Use Developments*).

25
26 ~~[(C) The minimum off-street parking requirement is 80 percent of that prescribed~~
27 ~~by Appendix A (Table of Off-Street Parking and Loading Requirements).]~~

28
29 ~~[(D)]~~C Bicycle parking spaces shall be calculated as described by Appendix A
30 (*Tables Of Off-Street Parking And Loading Requirements*) and shall be calculated
31 prior to any reductions approved under this article for motor vehicle parking.

32
33 ~~[(E)]~~D If a shower facility is provided on-site per the criteria below, the required
34 amount of motor vehicle parking may be reduced by 10%.

35
36 (1) For buildings with up to 19,999 square feet of gross floor area, a
37 minimum of one shower and changing facility available to both genders.

38
39 (2) For buildings with 20,000 to 99,999 square feet of gross floor area, a
40 minimum of one shower and changing facility available to each gender.
41

1 (3) For buildings with 100,000 or more square feet of gross floor area, a
2 minimum of two showers and changing facilities available to each gender.

3
4 (4) This subsection does not apply to:

5
6 (a) a one or two family residential project; or

7
8 (b) development that is exempt from the site plan requirement under
9 25-5-2.

10
11 ([F]E) The minimum off-street parking requirement shall be reduced as follows:

12
13 (1) One space for each on-street parking space located adjacent to the site on
14 a public street, including spaces on Internal Circulation Routes that meet
15 public street standards;

16
17 (2) Up to 10 percent to preserve significant stands of trees or protected trees
18 in addition to those required to be preserved by the Code, pursuant to
19 protection measures specified in the Environmental Criteria Manual. If the
20 applicant provides more parking spaces than the minimum required, the
21 additional parking spaces may not result in the removal of significant stands
22 of trees or protected trees; or

23
24 (3) Twenty (20) spaces for every car-sharing vehicle provided in a program
25 that complies with the requirements prescribed by the Director by
26 administrative rule.

27
28 (4) This subsection does not apply to:

29
30 (a) a one or two family residential project; or

31
32 (b) development that is exempt from the site plan requirement under
33 25-5-2.

34
35 ([G]E) Reductions or waivers for parking requirements granted under this section
36 may be combined with other applicable parking reductions in this chapter provided
37 the total reduction for the site does not exceed 40%. Reductions or waivers in
38 excess of 40% of the site's required parking is only permitted in conjunction with
39 compliance of § 25-6-478(D) (Motor Vehicle Parking Reductions General) and
40 with the approval by the director with consultation with the director of Public
41 Works.
42

1 ([H]G) If the use of any land, building or structure that satisfies the minimum off-
2 street motor vehicle parking and loading requirements with the inclusion of on-
3 street spaces no longer meets the minimum off-street motor vehicle parking and
4 loading requirements due to the removal of spaces by the City, then the use and
5 site shall be deemed legally non-complying and may continue without requiring
6 the addition of the equivalent number of parking or loading spaces reduced by the
7 City.
8

9 **PART 2.** This ordinance takes effect on _____, 2014.

10 **PASSED AND APPROVED**

11 _____, 2014

12 §
13 §
14 §

15 _____
16 Lee Leffingwell
17 Mayor

18 **APPROVED:** _____
19 Karen M. Kennard
20 City Attorney

21 **ATTEST:** _____
22 Jannette S. Goodall
23 City Clerk
24