

# AGENDA



## Recommendation for Council Action

Austin City Council

Item ID

47186

Agenda Number

96.

Meeting Date:

6/18/2015

Department:

Planning and Zoning

### Subject

Approve an ordinance amending City Code Title 25 changing regulations for secondary dwellings (also known as accessory dwelling units). Related to Item # 108.

### Amount and Source of Funding

### Fiscal Note

**Purchasing  
Language:**

**Prior Council  
Action:**

June 12, 2014 - Council approved Resolution No. 20140612-062 initiating amendments to Title 25 of the City Code to reduce regulatory barriers to the development of accessory dwelling units less than 500 square feet in size.

**For More  
Information:**

Ming Chu, Planning and Zoning Department, (512) 974-6413.

**Council Committee,  
Boards and  
Commission Action:**

May 26, 2015- Approved by the Planning Commission on a 5-0 vote with Commissioners Hatfield, Hernandez and Stevens absent and Commissioner Shieh off the dais.  
June 15, 2015 – To be considered by the Council Planning and Neighborhoods Committee.

**MBE / WBE:**

**Related Items:**

### Additional Backup Information

In June 2014, City Council Resolution No. 20140612-062 initiated amendments to Title 25 of the City Code to develop an ordinance that reduces regulatory barriers to make accessory dwelling units easier to build, in particular, "eliminating parking and driveway requirements."

The proposed amendment will:

- 1) Reduce building separation from 15 feet to 10 feet.
- 2) Allow an entrance within 10 feet of a property line.
- 3) Remove driveway placement requirement.
- 4) Change parking requirement to 1 off street space for all secondary units.
- 5) Prohibit use as Type 2 Short Term Rental
- 6) Apply the ordinance citywide, i.e., to all properties throughout the city that can currently build an ADU.