

SECOND/THIRD READING SUMMARY SHEET

ZONING CASE NUMBER: C14-2017-0059 – 1105 Rio Grande Street

REQUEST:

Approve second and third readings of an ordinance amending City Code Title 25 by rezoning property locally known as 1105 Rio Grande Street (Shoal Creek Watershed) from general office (GO) district to downtown mixed use-conditional overlay (DMU-CO) combining district zoning. First Reading approved for downtown mixed use-conditional overlay (DMU-CO) combining district zoning on August 3, 2017. Vote: 9-1-1, Council Member Flannigan –nay, Mayor Adler – abstained. Owner/Applicant: Asa Christensen. Agent: Asa Christensen. City Staff: Scott Grantham, 512-974-3574.

This 0.084 acre (3,676 square feet) property is located on the northeast corner of Rio Grande Street and W 11th Street. The current land use is a passport processing center, housed in two small one-story buildings. The applicant has a preliminary concept to demolish the existing buildings and construct one larger one-story commercial building. The property is located in the Downtown Austin Plan (DAP), which recommends DMU zoning with a 60 foot height limit for this tract.

On First reading, Council approved DMU-CO combining district zoning, with the Conditional Overlay for a 60 foot height limit, the following prohibited uses: bail bond services, pawn shop, cocktail lounge, liquor sales; and a limit of 2,000 daily vehicle trips. A public Restrictive Covenant restricting outdoor amplified sound is also required.

DISTRICT AREA: 9

OWNER/APPLICANT: Asa Christensen

AGENT: Asa Christensen

ISSUES: None at this time

DATE OF FIRST READING/VOTE: August 3, 2017 / 9-1-1,
Council Member Flannigan –nay, Mayor Adler – abstained

CITY COUNCIL DATE: August 31, 2017

CASE MANAGER: Scott Grantham

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