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RESOLUTION NO.

WHEREAS, the Austin City Council has approved several density bonus programs within adopted regulating plans to incentivize new income-restricted affordable housing units in Transit Oriented Development (TOD) districts, North Burnet Gateway, East Riverside Corridor, and other regulating plans; however these programs and their requirements have generally not been periodically evaluated nor recalibrated to reflect changing market conditions; and

WHEREAS, Resolution No. 20151015-038 directed the City Manager to compile a report updating the data on the effectiveness of the various density bonus programs in generating affordable housing resources, present a potential code amendment for Council consideration, and conduct a review of best practices of using and calibrating fees-in-lieu within density bonus programs; and

WHEREAS, the Austin Strategic Housing Blueprint (page 29) recommends implementing consistent density bonus programs in Imagine Austin centers and corridors and expanding production of density bonus units to help meet our citywide affordable housing goals; and

WHEREAS, the Austin Strategic Housing Blueprint (page 18) estimates that existing density bonus programs could produce 1,450 units in 10 years; and

WHEREAS, Resolution No. 20170817-056 directs the City Manager to evaluate the existing density bonus programs in TOD district regulating plans, and make recommendations on the establishment of a new Density Bonus Program category for eligible projects; **NOW, THEREFORE**,

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

1 The Council directs the City Manager to develop recommendations
2 related to density bonus programs within adopted regulating plans in order to
3 amend the regulating plans and Title 25 (Land Development) as necessary to:

- 4 - improve the consistency and efficacy of the programs, and
5 - maximize the provision of income-restricted affordable housing.

6 **BE IT FURTHER RESOLVED:**

7 The City Manager is directed to present the recommendations to Council by
8 February 15, 2019.

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10 **ADOPTED:** _____, 2018 **ATTEST:** _____

11 Jannette S. Goodall
12 City Clerk
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