

# 80 Rainey

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Architectural Review Committee

January 10, 2022

# Project Team

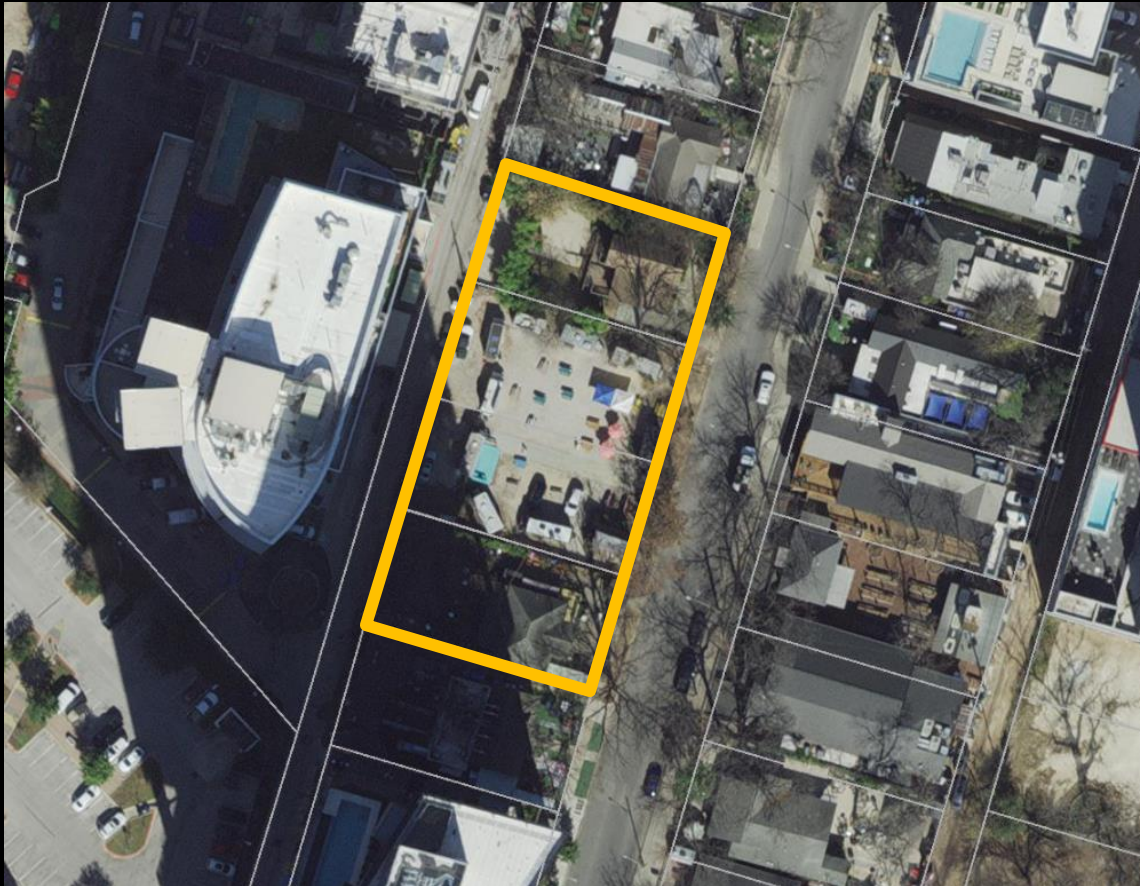
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Developer:	Lincoln Ventures
Architect:	Pappageorge Haymes
Landscape Architect:	TBG Partners
Civil Engineer:	Wuest Group
Agent:	Drenner Group

# Current Use

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Food truck lot, bar and small office.

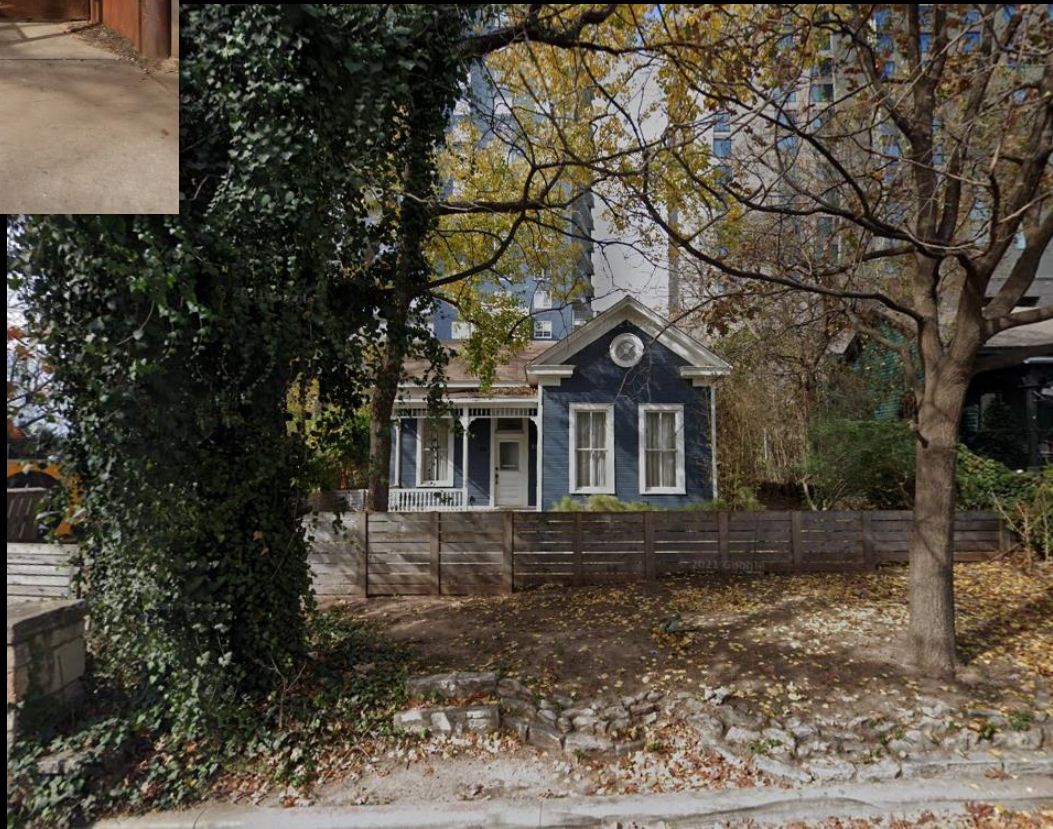






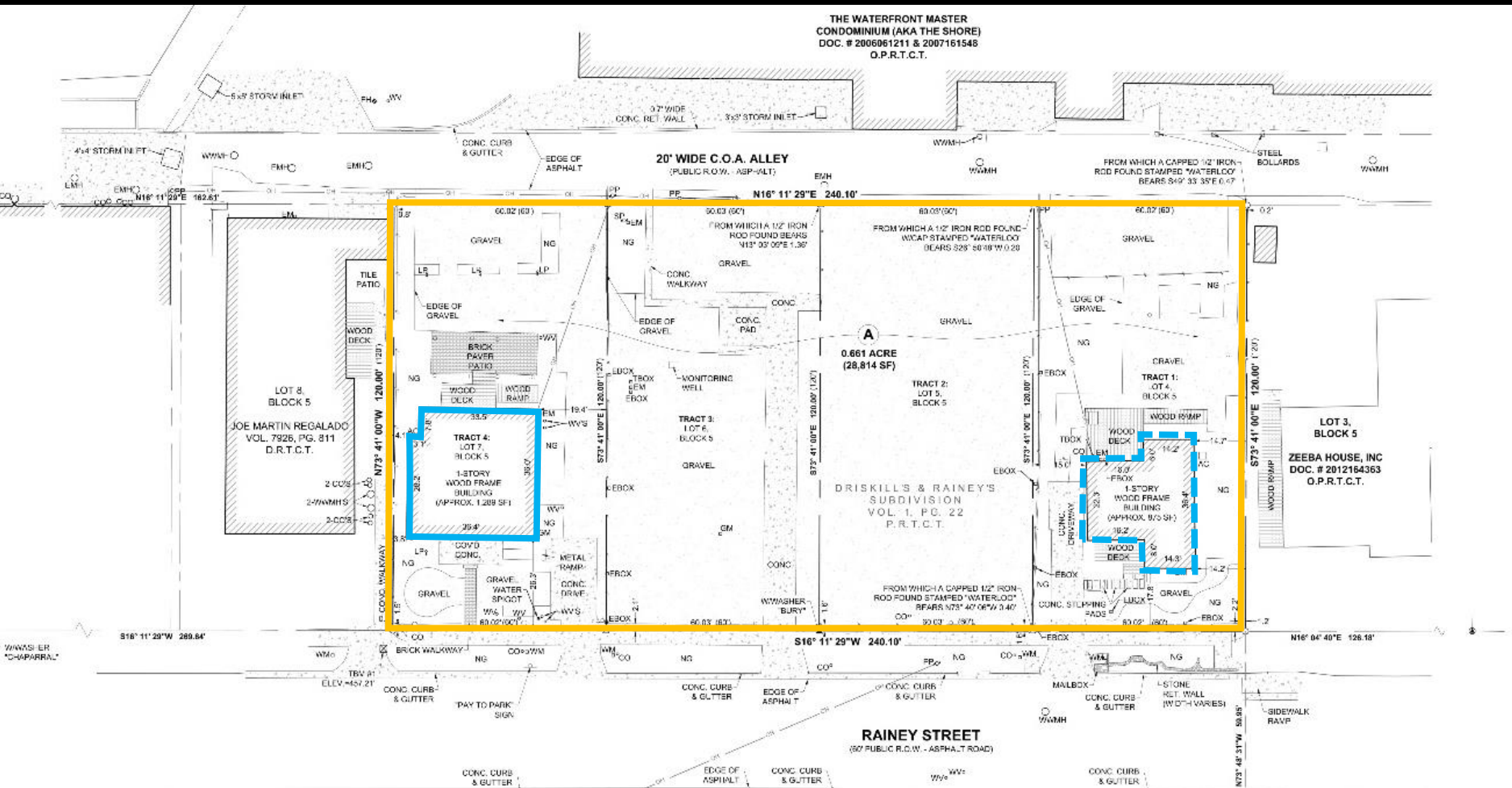
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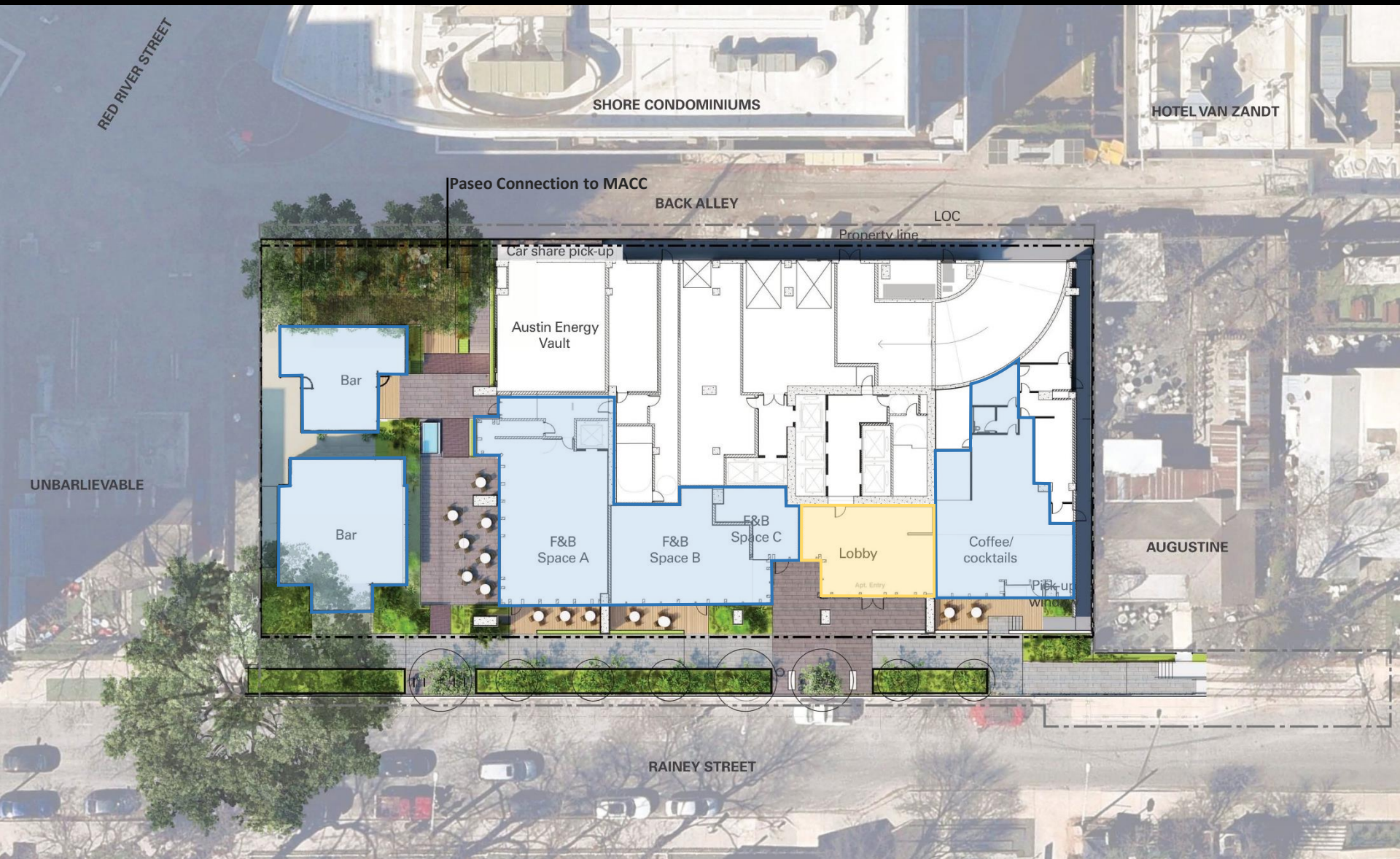
84 Rainey >





THE WATERFRONT MASTER  
CONDOMINIUM (AKA THE SHORE)  
DOC. # 2006061211 & 2007161548  
O.P.R.T.C.T.







RED RIVER

SHORE CONDOMINIUM

Paseo Connection to MACC

BACK ALL

Car share pick-up

Austin Energy Vault

Bar

Bar

F&B Space A

F&B Space B

UNBARLIEVABLE

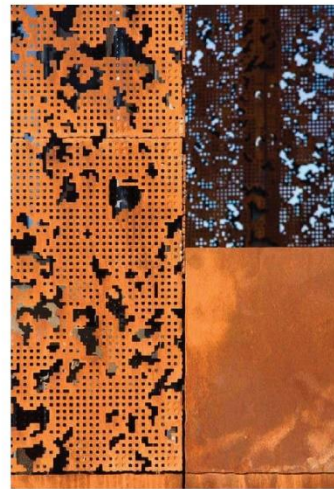
RAINEY ST



## Art Features



A - interactive gateway feature



B - art feature wall & trellis



C - mural wall



PAPPAGEORGE  
HAYMES

DRENNER  
GROUP

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density bonus  
package

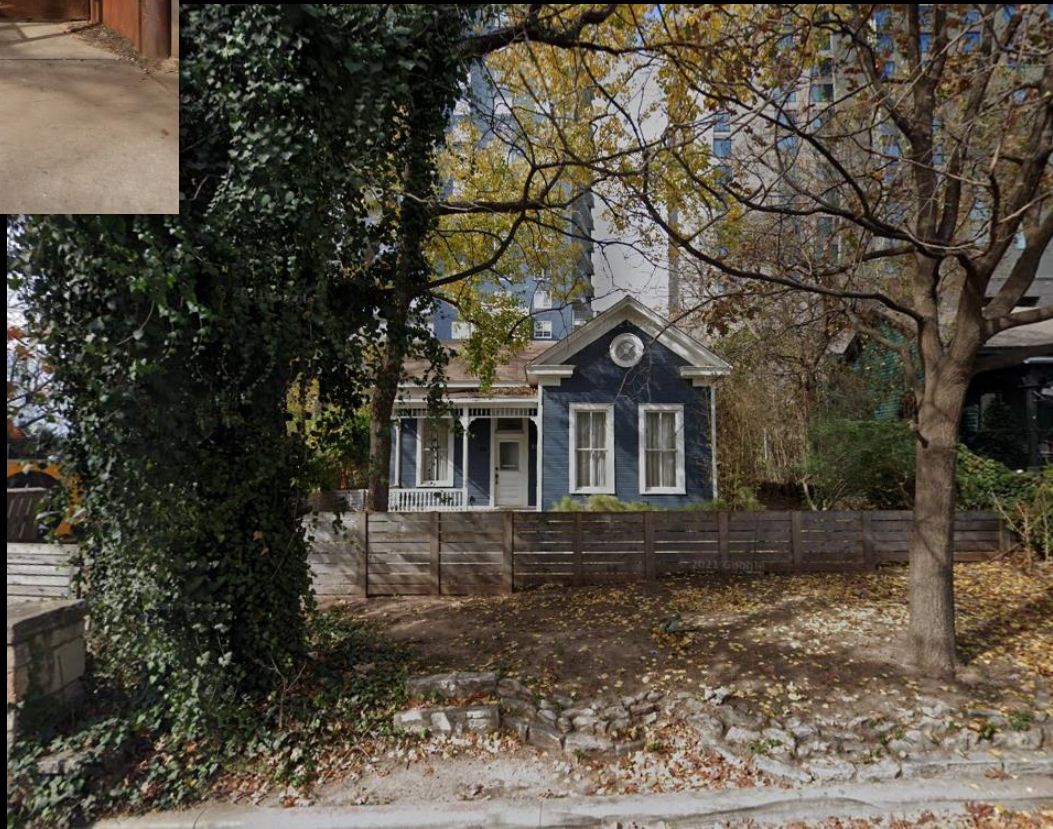
The information shown is based on  
the best information available and is  
subject to change without notice.





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# Project Facts

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Address:	78-84 Rainey Street
Lot Size:	0.66 acres / 28,814 square feet
Zoning:	Central Business District (CBD)
Rainey Street Entitled Height:	40 feet
DDBP Allowable Height:	Unlimited
Proposed Height:	546 feet / 49 floors
CBD Zoning Entitled FAR:	8:1
DDBP Allowable FAR:	15:1
Proposed DDBP FAR:	20:1
On-Site Affordable Square Feet:	16,435 SF
Affordable Housing Trust Fund Contribution:	\$1,052,273

## Perspective Rendering



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## Perspective Rendering



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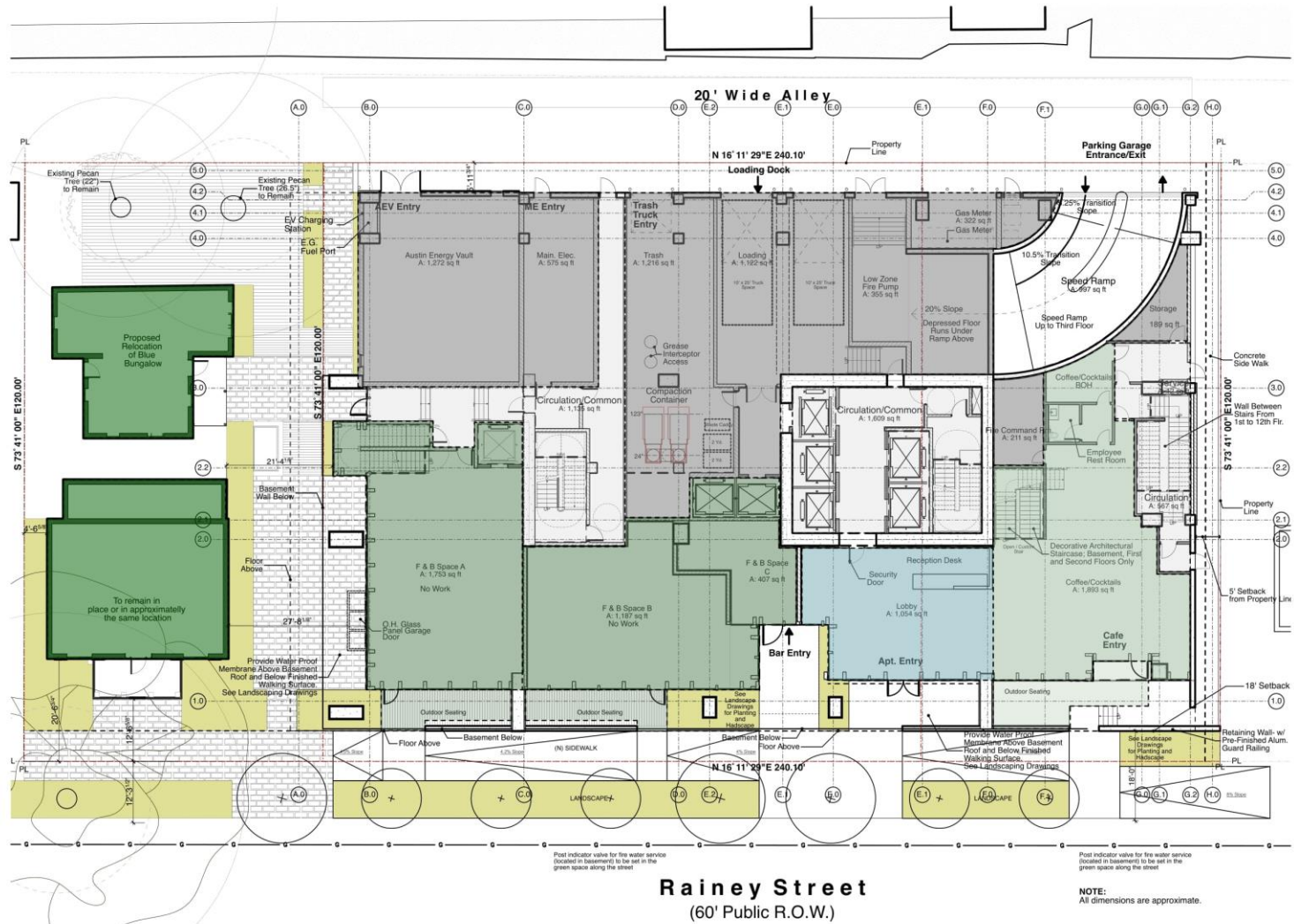






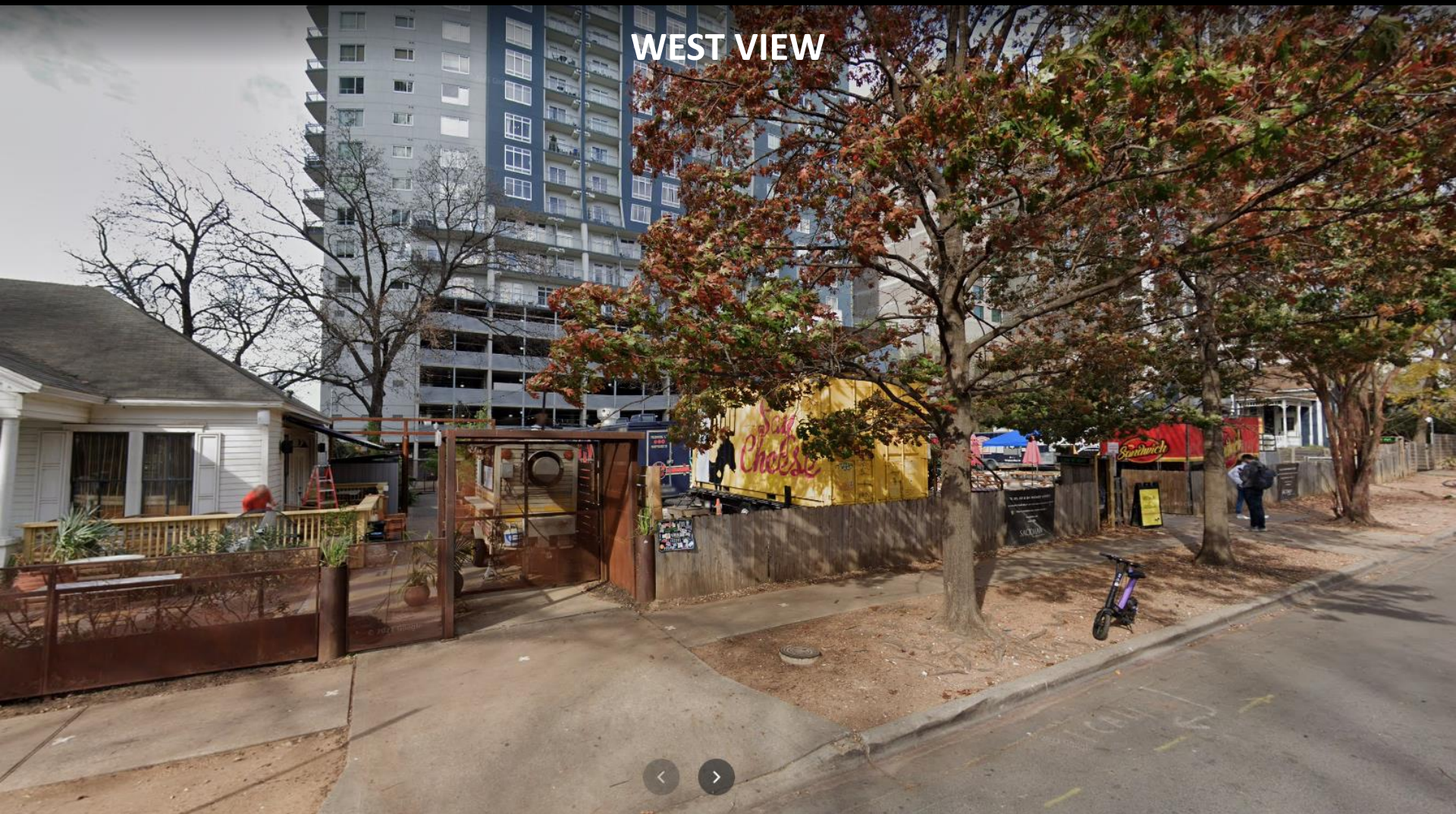








## WEST VIEW





SOUTHWEST VIEW

