

STATESMAN PUD ISSUES

- 1. 5 ADA Access Points**
 - a. Require one on South Congress Right of Way
 - b. Adopt map proposed by Applicant
- 2. Residential use near the bats**
 - a. Prohibit residential use 400 ft from the bridge and below 20 ft above the elevation of the South Congress Avenue bridge
 - b. No prohibition
- 3. Hotel Use**
 - a. Allow hotel use
 - b. Allow hotel as a conditional use
 - c. Prohibit hotel use
- 4. LEED vs AE 3-star**
 - a. Require Austin Energy 3-star rating
 - b. Require LEED or Austin 3-star rating
- 5. Trail Realignment**
 - a. No less than average 25' from shoreline
 - b. No closer than existing and no closer than 25' from the shoreline
 - c. other
- 6. Water Forward**
 - a. Require Water Forward as required in the City Code
 - b. Require Water Forward as proposed by Applicant in Exhibit Q
- 7. Irrigation**
 - a. Require reclaimed water as the primary water source for landscape irrigation
 - b. Allow agreement with LCRA to acquire water for irrigation
- 8. Timing of Parkland Dedication**
 - a. Require all parkland to be dedicated by the first day of the 9th year
 - b. Require parkland dedication at Certificate of Occupancy of the northernmost building of each Phase

9. Annual Programming Plan

Timing

- a. Require a Plan within 90 days of receiving a Certificate of Occupancy
- b. Allow applicant to develop a Plan as part of the operation and maintenance agreement with PARD, consulting with stakeholders

Other Issues

- a. Developer construction of the Great Lawn, Pier, and Water Steps
- b. Developer maintenance at atleast a “Level 1” standard
- c. 10 ft wide vegetative buffer along the parkland adjacent to South Congress

10. Bike/Pedestrian Safety

- a. Require an additional \$200,000 payment for bicycle and pedestrian safety near the intersection of Congress and Riverside
- b. Do not require (a)

11. Affordable Housing

- a. 10% on-site at 60% MFI
- b. 4% on-site at 80% MFI (55 units)
- c. 70 units off-site at 422
- d. \$23.2 million fee-in-lieu
- e. other

12. Bedroom Mix of Affordable Housing

- a. Emphasis on multi-bedroom
- b. Equal mix of multi-bedroom

13. Affordable Commercial Rate

- a. Determined by EDD
- b. 60% of Class A market rate

14. Reflectivity

- a. 15% maximum reflectivity
- b. 15% for first 40 ft, contiguous to parkland; 35% for other

15. Better Builder Program

- a. Require Monitor certified by Workers Defense Project
- b. Allow non-certified monitor