RESOLUTION NO.

2	WHEREAS, City Code Section 25-8-26 (Redevelopment Exception in the
3	Barton Springs Zone) provides an exception from the application of Chapter 25-8,
4	Subchapter A, Article 13 (Save Our Springs Initiative) for redevelopment of
5	existing commercial development under specific conditions; and
6	WHEREAS, Section 25-8-26 requires City Council approval for a
7	redevelopment that proposes more than 25 dwelling units, is located outside the
8	City's zoning jurisdiction, is proposed on property with an existing industrial or
9	civic use, is inconsistent with a neighborhood plan, or will generate more than
10	2,000 vehicle trips a day above the estimated traffic level; and
11	WHEREAS, the 2428 West Ben White Mixed Use Development, described
12	in site plan number SP-2021-0278C, proposes redevelopment which includes more
13	than 25 dwelling units; and
14	WHEREAS, pursuant to Subsection (G) of Section 25-8-26, City Council
15	has taken into consideration the following factors in determining whether to
16	approve the redevelopment of the 2428 West Ben White Mixed Use Development:
17	(1) benefits of the redevelopment to the community,
18	(2) whether the proposed mitigation or manner of development offsets the
19	potential environmental impact of the redevelopment,
20	(3) the effects of offsite infrastructure requirements of the redevelopment,
21	and
22	(4) compatibility with the City's comprehensive plan; NOW ,
23	THEREFORE,

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BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN: 25 Council approves the application of City Code Section 25-8-26 26 (Redevelopment Exception in the Barton Springs Zone) to the proposed 2428 West 27 Ben White Mixed Use Development redevelopment, described in site plan number 28 29 SP-2021-0278C. 30 **ADOPTED:** _______, 2023 **ATTEST:** _ 31 Myrna Rios 32 City Clerk 33 34