

**RESOLUTION NO. 20230831-074**

**WHEREAS**, City Code Section 25-8-26 (*Redevelopment Exception in the Barton Springs Zone*) provides an exception from the application of Chapter 25-8, Subchapter A, Article 13 (*Save Our Springs Initiative*) for redevelopment of existing commercial development under specific conditions; and

**WHEREAS**, Section 25-8-26 requires City Council approval for a redevelopment that proposes more than 25 dwelling units, is located outside the City's zoning jurisdiction, is proposed on property with an existing industrial or civic use, is inconsistent with a neighborhood plan, or will generate more than 2,000 vehicle trips a day above the estimated traffic level; and

**WHEREAS**, the 2428 West Ben White Mixed Use Development, described in site plan number SP-2021-0278C, proposes redevelopment which includes more than 25 dwelling units; and

**WHEREAS**, pursuant to Subsection (G) of Section 25-8-26, City Council has taken into consideration the following factors in determining whether to approve the redevelopment of the 2428 West Ben White Mixed Use Development:

- (1) benefits of the redevelopment to the community,
- (2) whether the proposed mitigation or manner of development offsets the potential environmental impact of the redevelopment,
- (3) the effects of offsite infrastructure requirements of the redevelopment, and
- (4) compatibility with the City's comprehensive plan; **NOW,**

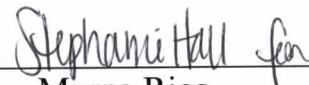
**THEREFORE,**

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

Council approves the application of City Code Section 25-8-26  
(*Redevelopment Exception in the Barton Springs Zone*) to the proposed 2428 West  
Ben White Mixed Use Development redevelopment, described in site plan number  
SP-2021-0278C.

**ADOPTED:** August 31, 2023

**ATTEST:**

  
Myrna Rios  
City Clerk