

ORDINANCE NO. _____

AN ORDINANCE AMENDING ORDINANCE NO. 20081211-086 TO AMEND THE LAMAR /JUSTIN TOD STATION AREA PLAN, LOCATED WITHIN THE BRENTWOOD/HIGHLAND COMBINED NEIGHBORHOOD PLAN AS ESTABLISHED IN ORDINANCE NO. 040513-30, AS AN ELEMENT OF THE IMAGINE AUSTIN COMPREHENSIVE PLAN, TO INCREASE THE BASE MAXIMUM BUILDING HEIGHT ALLOWING FOR PARTICIPATION IN THE DEVELOPMENT BONUS PROGRAM FOR THE PROPERTY LOCATED AT 7002, 7004, AND 7006 GUADALUPE STREET.

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

PART 1. The Base Maximum Building Height Map in Ordinance No. 20081211-0086 (*Lamar/Justin TOD Station Area Plan*) is amended to change the base maximum building height from 35 feet to 40 feet allowing for participation in a development bonus program to achieve additional height for the property located at 7002, 7004, and 7006 Guadalupe Street as shown on the map attached as **Exhibit "A"** incorporated in this ordinance and described in File NPA-2023-0018.01 at the Planning Department.

PART 2. This ordinance takes effect on _____, 2023.

PASSED AND APPROVED

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§
§

_____, 2023

Kirk Watson
Mayor

APPROVED: _____ **ATTEST:** _____

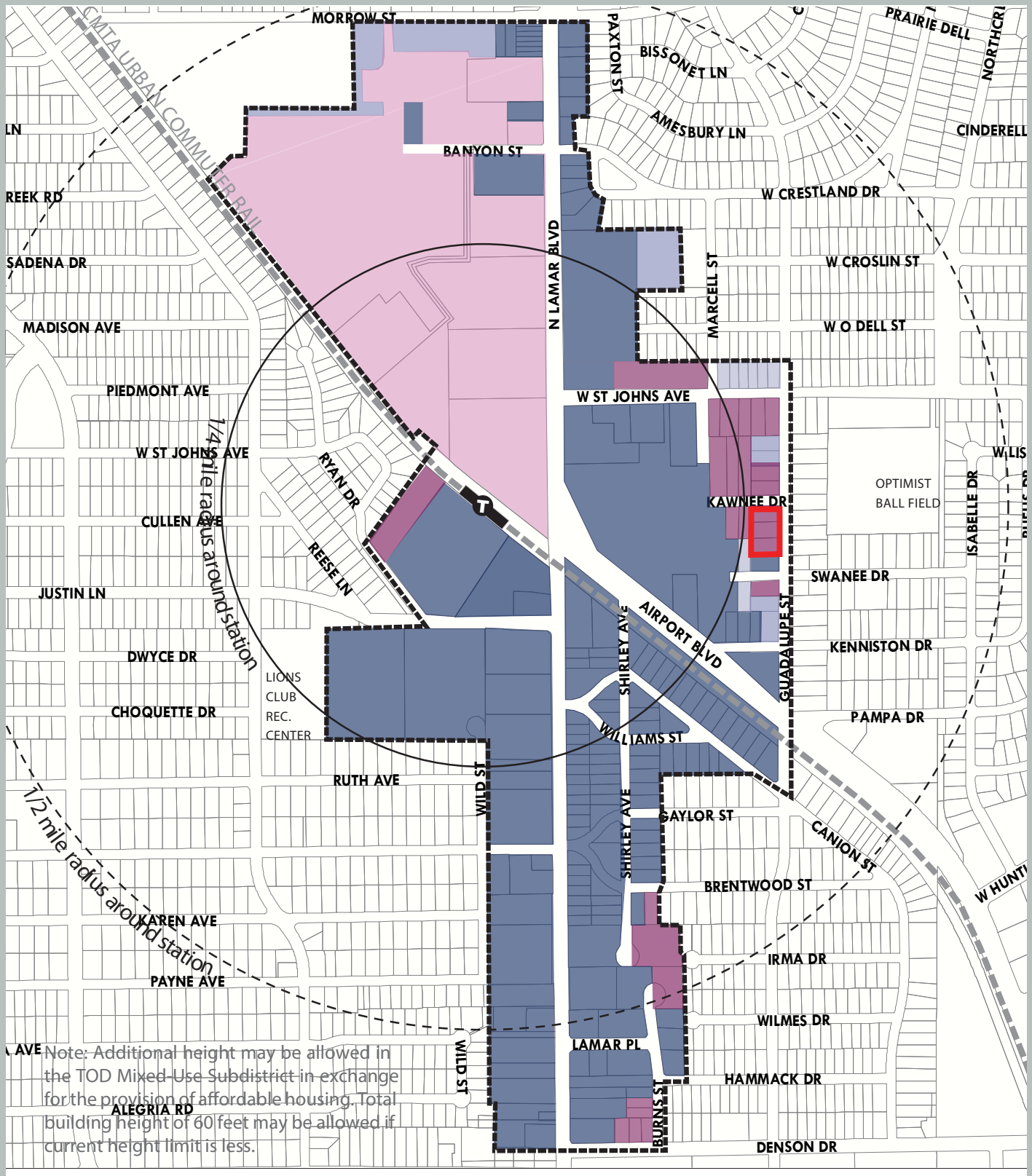
Anne L. Morgan
City Attorney

Myrna Rios
City Clerk

EXHIBIT "A"

BASE MAXIMUM BUILDING HEIGHTS

Updated 8/23/2023



Note: Additional height may be allowed in the TOD Mixed-Use Subdistrict in exchange for the provision of affordable housing. Total building height of 60 feet may be allowed if current height limit is less.

LEGEND

35 FEET
35 FEET FOR SINGLE FAMILY HOMES, TOWNHOMES OR CONDOS
60 FEET FOR ALL OTHER RESIDENTIAL, NON-RESIDENTIAL AND MIXED USE PROJECTS

40 FEET
60 FEET
TOD DISTRICT BOUNDARY
METRORAIL STATION

0 200 400 800 FEET

