



ENVIRONMENTAL COMMISSION RECOMMENDATION 20231206-003

Date: December 6, 2023

Subject: Airole Way Site Specific SOS Amendment C20-2023-030

Motion by: Jennifer Bristol

Second by: Mariana Krueger

WHEREAS, the Environmental Commission recognizes the applicant, in response to Council Resolution 20230914-079, consider a site-specific amendment to City Code Chapter 25-8, Subchapter A, Article 13 (Save Our Springs Initiative), as minimally required to allow for the resubdivision and proposed development of the lots located at 1905 and 1908 Airole Way.

WHEREAS, the Environmental Commission recognizes the site is located in the Barton Creek Watershed and the Barton Springs Zone; and

WHEREAS, the Environmental Commission recognizes that staff recommend this Site Specific SOS Amendment with conditions,

THEREFORE, the Environmental Commission recommends the requested Site Specific SOS Amendment with the following:

Staff Conditions

1. Development proposed for 1905 and 1908 Airole Way shall comply with 25-8, Subchapter A, Article 13 (Save Our Springs Initiative) at the time of permit application except as modified below.
 - a. Section A of 25-8-514 (Pollution Prevention Required) shall be modified to allow a maximum impervious cover for the site of 34.7% gross site area.
 - b. Section A of 25-8-514 (Pollution Prevention Required) shall be modified to allow water quality control requirements to be satisfied with on-site controls capturing roof runoff. Water quality controls shall be sized to capture the first half-inch of runoff from 4792 square feet of roof area from both lots combined. The water quality control shall be designed and maintained per the Environmental Criteria Manual to discharge the water quality volume within 120 hours through an irrigation or infiltration system.
2. Additionally, development proposed for 1905 and 1908 Airole Way shall comply with the following requirements:
 - a. Direct site runoff to the flatter portion of the site and away from the steep hillside to reduce erosion and sedimentation of the waterways.
 - b. Utilize native plants and trees to reduce water demand and fertilizer usage which will limit runoff and pollution.
 - c. Reduce current allowable Impervious Cover by 87 square feet.

Environmental Commission Conditions

1. Reduce current allowable Impervious Cover by 500 square feet.

Vote: 6-0

For: Perry Bedford, Jennifer Bristol, Mariana Krueger, Haris Qureshi, Melinda Schiera, and David Sullivan

Against: None

Abstain: Richard Brimer

Absent: Hanna Cofer, Peter Einhorn, Colin Nickells, and Kevin Ramberg

Attest:

A handwritten signature in cursive script that reads "Kaela Champlin". The signature is written in black ink and is positioned above a horizontal line.

Kaela Champlin

Environmental Commission Liaison