FIFTH AMENDMENT TO THE CONSENT AGREEMENT Special notes governing development of the AWLC Tract (other applicable provisions may be found in the original Article XI, Section D of the Consent Agreement, as amended, is hereby amended by adding the following language to the end of the present text: PROPOSED 11TH AMENDMENT TO CONSENT AGREEMENT AND LAND USE PLAN ADDS THE FOLLOWING LANGUAGE TO THE AFOREMENTIONED TEXT: D. Austin What I who Compony, its accessors and castigns, egree to supply the Oliva each scholars pitch is sometited for egreen, with dentity and LLE coalyses of all preliminary and find pitch for the purpose of montioning and compliance with the dentity and LLE limits reflected on the Third Amended Land Use Plan, as set out in this development of the Compliance of the molecular Compliance of the molecular Compliance of the molecular Compliance of the Compli nitted uses include: Retail (GR) or any uses inclutions LR, O, B, BB, A, AA and SR. See Zoning Conversion Table on this sheet for zoning classification districts. GENERAL NOTES: NOTE: #2 does not apply to the "SASA Tract" or the "AWLC Trac The District hereby agrees to place the provisions of Arbeit XI. Paragraphs B, C and D of this Fifth Armanded Consent Agreement, on the other language otherwise required to be placed on the face of revised land plans by the Consent Agreement, so that each approved land plans to the contract of the Consent Agreement, so that each approved land place contains a reference to the LIU disolation are set and in Article XI. tract shall not exceed the maximu A. Single family residential B. Duplex C. Multi-family Single family uses shall be buffered internally through the transition of density to area adjacent to thoroughfares and more intense land uses. PARMER LANE 7. Austin White Lime Company, its successors and assigns, agree that in order for the District to maintain its exemption from the City's Comprehensive Wistersder derinance, the imperious order on the Michael Comprehensive Wistersder derinance, the imperious order on the Michael Company and the City appellically agree that the machine permitted imperious cover on the AMILO TROCT, socialists of bisinetic Lame, in 2,535,627 square feet." The land uses approved on the Third Amended Land Use Plan opplicate only to the AMLC Track tracked only the range of uses permitted in the "OR" use district as described in Section 15-2-221 or build be the second of the Computer of the Computer of the only of the Computer of the Computer of the Proposed hotel only. COMMUNITY SERVICE CENTER SINGLE FAMILY 74.0 AC 7 UNITS/AC 518 UNITS MULTI-FAMILY 16.0 AC 25 UNITS/AC 416 UNITS C. ... The City economises that the overall writer and matterest expectly demand for the ARC Total, as expressed in Bidgs until expivilents ("LUE"), to fully develop the ARLC Tract in secondance with the Third Amended Land Use Pion in Nine Hundred and Pitty (950) LUEs of water and Nine Hundred and Pitty (950) LUEs of water and Nine Hundred and Pitty (950) LUEs of waterwater, based upon the City certains for ecidenting LUE's. NORTH AUSTIN MUNICIPAL UTILITY DISTRICT NO. 1 **MF/RETAIL MIXED USE 16.21 AC. 427 UNITS SINGLE FAMILY 146.0 AC 7 UNITS/AC 1022 UNITS ANNAGE EASEMENT RATTAN CREEK PARMER LANE MF/RETAIL 4.90 AC. MIXED USE 30,000 SF GR-USES 7.91 AC. SINGLE-FAMILY 20.0 AC MULTI-FAMILY MULTI-FAMILY 7.6 AC. 200 UNITS OFFICE/ MULTI-FAMILY 11.50 AC. 302 UNITS 28.5 AC. 7 UNITS/ACRE 200 UNITS 12.04 AC. 316 UNITS ****SCHOOL 11.0 AC. AUSTIN WHITE LIME CO. TRACT (AWLC) MULTI-FAMILY 25.75 AC. 592 UNITS 23 UNITS/AC ▲ GR-USES 60.045 AC. ₹I SINGLE FAMILY 142.8 AC 7 UNITS/AC 1000 UNITS LOCAL OFFICE 4.4 AC. *INDUSTRIAL PARK 18.7 AC. GENERAL OFFICE 11.5 AC. GREEN BELT 42.23 AC. COMM 1.0 AC. COMM 1.0 AC. Average Density 0000 NEIGHBOR DR. Single-family COMM Juplex Multi-family **BASA TRACT** 5.3 units/acre GENERAL OFFICE 22.7 AC. Mixed-use (MF/Retail) RETAIL 19.8 AC. *INDUSTRIAL PARK Retail/Commercial 26.54 Garden Office/Office Warehouse Office Open Space Right-of-way Community Services 65.63 NEIGHBORHOOD OFFICE 7.9 AC. CONVERSION TABLE TO CURRENT ZONING CLASSIFICATION GARDEN OFFICE/OFFICE WAREHOUSE 23.8 AC. DISTRICTS: Prior to 1983: SR (Suburban GR Uses A (Residence) SF-2 (Single family Residence SF-3 (Family Residence) BB (Residence) MF-2 (Multi-family Residence Low Density) MF-3 (Multi-family Residence Medium Dens MF-4 (Multi-family Residence Moderate - Hi THE FOLLOWING SETBACKS AND RESTRICTIONS ARE APPLICABLE TO THE MULTIFAMILY DEVELOPMENT ON THE 16.1 ACRE MYRETAGE SHEET VIEW MERCENSTRUCT. 1) 25-foot vegetative buffer vetback from property line adjoining saigle-family residence for all buildings and structures, including parking. 2) Covered garges will be placed between residential buildings and 25-foot vegetative buildings thack where buildings and 25-foot vegetative buildings thack where buildings and 25-foot vegetative buildings have been seen to be a support of the property of the placed between the placed between the property of the placed between the property of the placed between the property of the placed between the pl ▲ Liquor sales (a CS-1 use) is permitted in hotels. * See also Exhibit D-2 of the Second Amendment to the Agreement Concerning Creation and Operation of the North Austin MUD No.1. Two staggered rows of trees approximately 15 feet in height will be within 25-foot vegetative buffer/setback LR (Local Retail) height will be within 25-foot vegerative bufftw/sethack coccept behind covered gazage. Pola lighting will be hooded/downward - shielded with no wall-mounted floodlights. No 2-foot buildings within 50 fort of the property line adjoining single-family residences. No 3-foot buildings within 75 fort of the property line adjoining single-family residences. Existing faces shong the property line adjoining single-family residences will be replaced with an \$-foot pa'way faces of quality lumber (treated pian or western red ceich). ★ This tract was final platted and recorded as a 16.0 acre tract in error in 1984. For complete discussion of this error and its correction, please see File dated August 14, 1986. C (Commercial) C-1 (Commercial C-2 (Commercial) CS-1 (Commercial Liquor Sales) DL (Light Industrial) LI (Limited Industrial) SHEET EXH B **EXHIBIT 8** LANDUSE PLAN