

## AGENDA



Thursday, February 28, 2008

**Public Hearings and Possible Actions**  
**RECOMMENDATION FOR COUNCIL ACTION**

**Item No. 113**

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**Subject:** Conduct a public hearing concerning Tract 9 of East 12th Street and 1425 East 12th Street and consider an ordinance amending the East 11th and 12th Streets Urban Renewal Plan, including changing the permitted uses, fencing requirements, variances and multi-level parking structure requirements.

**Fiscal Note:** There is no unanticipated fiscal impact.

**For More Information:** Paul Hilgers, Director, Neighborhood Housing and Community Development, 974-3108

**Boards and Commission Action:** Recommended by the Urban Renewal Board and the Planning Commission.

**Prior Council Action:** January 14, 1999, approved East 11th and 12th Streets Urban Renewal Plan; August 2, 2001, approved East 11th and 12th Streets Urban Renewal Plan First Modification; July 31, 2003, approved East 11th and 12th Streets Urban Renewal Plan Second Modification; April 7, 2005, approved East 11th and 12th Streets Urban Renewal Plan Third Modification; January 17, 2008, approved ordinance on first reading.

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On January 17, 2008, Council held a public hearing and approved the first reading of the ordinance amending the East 11th and 12th Streets Urban Renewal Plan (URP), including changing the permitted uses, conditional uses, prohibited uses, fencing requirements, variances, and multi-level parking structure requirements and as further defined in Attachment 1 to this Request for Council Action. However, Council postponed the public hearing and approval of the first reading with respect to Tract 9 of East 12th Street and 1425 East 12th Street.

The URP is an integral part of the Central East Austin Master Plan. The Austin Revitalization Authority has worked closely with area businesses, property owners and adjacent neighborhood associations from June 2006 through March 2007 to come to a consensus on the proposed modifications to the URP.

On first reading council directed staff to revise the draft plan to replace the parking structure shielding provisions with a requirement that all parking structures must have complete shielding on the rear side of the structure and the adjacent rear-most fifty percent (50%) of the side walls adjoining such rear wall, and remove from the parking structure provisions all commercial/retail uses on the ground floor. This action incorporates these changes into the final ordinance.