

**RESOLUTION NO. 20080131-081**

**WHEREAS**, Villa Muse is a proposed development in Eastern Travis County and currently within Austin's extraterritorial jurisdiction; and

**WHEREAS**, Villa Muse looks to bring an innovative mixed-use development that includes green space, sustainable, urban designs, master-planned residential space and a new state-of-the-art film studio; and

**WHEREAS**, initial estimates for the impact of this proposed development range between 40,000 to nearly 110,000 jobs in Central Texas and generate between \$6.5 billion and \$20.2 billion in local spending each year; and

**WHEREAS**, film studios of this type are a growing trend and have been built around the world as well as in our neighboring states of New Mexico and Louisiana due to government participation and incentives, and

**WHEREAS**, Austin has shown its consistent commitment to fostering the growing film industry, most recently with the allocation of \$5 million to renovate and update Austin Film Studios; and

**WHEREAS**, the City wishes to promote and expand this vibrant industry by creating opportunities for projects like Villa Muse to be successful and sustainable in and around Austin, and

**WHEREAS**, Villa Muse is requesting release of this tract of land from the extraterritorial jurisdiction to foster expedited development while maintaining strict design standards in compliance with the goals and spirits of our land development code; and

**WHEREAS**, On October 11, 2007, the Austin City Council approved a resolution establishing a policy for considering requests for adjustment of the City's extraterritorial jurisdiction boundary that discourages the release of areas with future development potential, and Villa Muse is located in the Desired Development Zone; and

**WHEREAS**, the SH130 corridor is a critical growth area for our community and an area where the City of Austin has committed to working collaboratively on establishing development that reflects Austin's unique character and approved policy, and

**WHEREAS**, the release of extraterritorial jurisdiction is a practice that generally only happens in certain circumstances and with assurances regarding protections to the environment and fiduciary responsibility to the citizens of Austin; and

**WHEREAS**, assurances of that success will only come through detailed negotiations that have, to date, not taken place; **NOW, THEREFORE**,

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

That the City of Austin continue the process outlined in the Council's existing policy for evaluating the appropriateness of an ETJ release, which will culminate in a final decision by the City Council; and

**BE IT FURTHER RESOLVED:**

That the City of Austin enter into detailed discussions with representatives of the proposed Villa Muse development on a proposal within the City of Austin's current extraterritorial jurisdiction (ETJ), and

**BE IT FURTHER RESOLVED:**

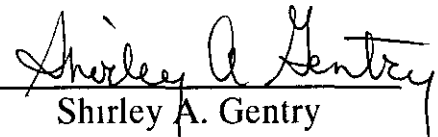
That independent of the discussions with Villa Muse, the City of Austin develop a plan for strategic growth in the SH130 corridor establishing corridor goals and identifying tools to achieve those goals; and

**BE IT FURTHER RESOLVED:**

That upon completion of discussions, staff and Villa Muse will provide council a public briefing on March 6, 2008, regarding the feasibility of a possible agreement that may be ratified between the City and Villa Muse

**ADOPTED:** January 31, 2008

**ATTEST:**

  
Shirley A. Gentry  
City Clerk