

## **RESOLUTION NO.**

**WHEREAS**, City Code section 25-8-27 (*Redevelopment Exception in the Barton Springs Zone*) provides an exception from the application of Chapter 25-8 Article 12 (*Save Our Springs Initiative*) for redevelopment of existing commercial development under specific conditions; and

**WHEREAS**, section 25-8-27 requires City Council approval for a redevelopment that proposes more than 25 dwelling units, is located outside the City's zoning jurisdiction, is proposed on property with an existing industrial or civic use, is inconsistent with a neighborhood plan, or will generate more than 2,000 vehicle trips a day above the estimated traffic level; and

**WHEREAS**, the Tarlton 360 Townhome redevelopment, described in Site plan number SPC-2010-0071C.MGA, proposes more than 25 dwelling units; and

**WHEREAS**, City Council has taken into consideration the following factors in determining whether to approve the Tarlton 360 Townhome redevelopment:

- (1) benefits of the redevelopment to the community;
- (2) whether proposed mitigation or manner of development offsets potential environmental impact;
- (3) effects of offsite infrastructure requirements of the redevelopment;  
and
- (4) compatibility with the city's long-range planning goals;

**NOW, THEREFORE,**

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

The City Council approves the application of City Code section 25-8-27  
(*Redevelopment Exception in the Barton Springs Zone*) to the proposed  
Tarlton 360 Townhome redevelopment, described in site plan number SPC-  
2010-0071C.MGA.

**ADOPTED:** \_\_\_\_\_, 2010

**ATTEST:** \_\_\_\_\_

Shirley A. Gentry  
City Clerk