

**ORDINANCE NO.**

**AN ORDINANCE AMENDING THE AUSTIN TOMORROW  
COMPREHENSIVE PLAN BY ADOPTING THE HERITAGE HILLS/WINDSOR  
HILLS COMBINED NEIGHBORHOOD PLAN.**

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

**PART 1. FINDINGS.**

- (A) In 1979, the City Council adopted the “Austin Tomorrow Comprehensive Plan.”
- (B) Article X, Section 5 of the City Charter authorizes the City Council to adopt by ordinance additional elements of a comprehensive plan that are necessary or desirable to establish and implement policies for growth, development, and beautification, including neighborhood, community, or area-wide plans.
- (C) In May, 2008, an initial survey was distributed to residents in the neighborhood planning area, and subsequent meetings were held with the City of Austin neighborhood planning staff and homeowners, renters, business owners, non-profit organizations and non-resident property owners to prepare a neighborhood plan. The Heritage Hills/Windsor Hills Combined Neighborhood Plan followed a process first outlined by the Citizens’ Planning Committee in 1995, and refined by the Ad Hoc Neighborhood Planning Committee in 1996. The City Council endorsed this approach for neighborhood planning in a 1997 resolution. This process mandated representation of all of the stakeholders in the neighborhood and required active public outreach. The City Council directed the Planning Commission to consider the plan in a 2006 resolution. During the planning process, the Heritage Hills/Windsor Hills Combined Neighborhood Plan planning team gathered information and solicited public input through the following means:
- (1) collection of existing data;
  - (2) neighborhood inventory;
  - (3) neighborhood survey;
  - (4) neighborhood workshops; and

- 1 (5) community-wide meetings.
- 2 (D) The Heritage Hills/Windsor Hills Combined Neighborhood Plan  
3 recommends action by the neighborhood planning team, the City, and by  
4 other agencies to preserve and improve the neighborhood. The Heritage  
5 Hills/Windsor Hills Combined Neighborhood Plan has four major goals:
- 6 (1) **Land Use Goal:** Transform the Heritage Hills/Windsor Hills  
7 Combined Neighborhood Plan Area into a highly livable, walkable  
8 and attractive community, which preserves its stable single family  
9 neighborhoods, protects its diverse housing types, while also  
10 providing a mixture of aesthetically appealing and neighborhood-  
11 serving civic, commercial, mixed use and industrial land uses that are  
12 an asset to all.
- 13 (2) **Community Life Goal:** Promote a community of civically engaged  
14 residents and businesses in the Heritage Hills/Windsor Hills  
15 Combined Neighborhood Plan Area who strive to achieve a safe,  
16 healthy, well-maintained and livable neighborhood.
- 17 (3) **Parks, Trees, and the Environment Goal:** Preserve and enhance the  
18 natural beauty, utility and environmental health of the Heritage  
19 Hills/Windsor Hills Combined Neighborhood Plan Area's parks,  
20 trees, open spaces, trails, and creeks while ensuring that they are safe,  
21 clean, and well maintained.
- 22 (4) **Transportation and Infrastructure Goal:** Develop a multimodal  
23 transportation network that residents can use to move through the  
24 Heritage Hills/Windsor Hills Combined Neighborhood Plan Area  
25 safely, efficiently, and effectively.
- 26 (E) The Heritage Hills/Windsor Hills Combined Neighborhood Plan goals are  
27 further described in the Introduction of the Plan.
- 28 (F) On December 14, 2010, the Planning Commission held a public hearing on  
29 the Heritage Hills/Windsor Hills Combined Neighborhood Plan, and  
30 recommended adoption of the plan by the City Council.
- 31 (G) The Heritage Hills/Windsor Hills Combined Neighborhood Plan is  
32 appropriate for adoption as an element of the Austin Tomorrow  
33 Comprehensive Plan. The Heritage Hills/Windsor Hills Combined  
34 Neighborhood Plan furthers the City Council's goal of achieving  
35 appropriate, compatible development within the area. The Heritage  
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Hills/Windsor Hills Combined Neighborhood Plan is necessary and desirable to establish and implement policies for growth, development, and beautification in the area.

## PART 2. ADOPTION AND DIRECTION.

- (A) Chapter 5 of the Austin Tomorrow Comprehensive Plan is amended to add the Heritage Hills/Windsor Hills Combined Neighborhood Plan as Section 5-30 of the Comprehensive Plan, as set forth in Exhibit A to this ordinance, which is incorporated as part of this ordinance.
- (B) The city manager shall prepare zoning cases consistent with the land use recommendations in the Plan.
- (C) The city manager shall provide periodic updates to the City Council on the status of the implementation of the Heritage Hills/Windsor Hills Combined Neighborhood Plan.
- (D) The specific provisions of the Heritage Hills/Windsor Hills Combined Neighborhood Plan take precedence over any conflicting general provision in the Austin Tomorrow Comprehensive Plan.

**PART 3. EFFECTIVE DATE.**

This ordinance takes effect on \_\_\_\_\_, 2011.

# PASSED AND APPROVED

\_\_\_\_\_, 2011

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\_\_\_\_\_  
Lee Leffingwell  
Mayor

**APPROVED:** \_\_\_\_\_  
Karen M. Kennard  
Acting City Attorney

**ATTEST:** \_\_\_\_\_  
Shirley A. Gentry  
City Clerk