

**RESOLUTION NO. \_\_\_\_\_**

**WHEREAS,** the citizens of the City have taken action to transform and enhance the City's economy by harnessing the power of a new medical school and teaching hospital to create an innovation zone in the Central Business District; and

**WHEREAS,** the purpose of the innovation zone is to create a place and framework for innovation that sets the stage for the incubation and development of businesses that help translate scientific discoveries into new products that keep people healthy – in Austin and around the world – while spinning off jobs and startup companies that will supercharge the City's economy; and

**WHEREAS,** the Travis County Healthcare District d/b/a Central Health is a major landowner within the innovation zone; and

**WHEREAS,** the property owned by Central Health as its downtown campus, including the site of Brackenridge Hospital, will be redeveloped over the next decade to bring revenue into the innovation zone; and

**WHEREAS,** the City has a significant interest in ensuring that development of Central Health's downtown campus and streets are consistent with the goals of

the City's Imagine Austin Comprehensive Plan and Downtown Austin Plan, and comply with the newly-adopted Complete Streets Policy; and

**WHEREAS**, the addition of workforce housing and affordable housing within the innovation zone would enhance the development of the innovation zone; and

**WHEREAS**, the innovation zone would benefit from land use regulations in the zone that would encourage a higher density development that could include minimum floor-to-area ratios of 5.0:1 and no maximum building height limitation; and

**WHEREAS**, the City desires to explore the creation of an innovation zone, to initiate a City Code amendment to establish land use regulations for the innovation zone, and to work with Central Health to confirm the land uses permitted in Central Health's downtown campus; **NOW, THEREFORE**,

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

The City Manager is directed to explore the creation of an innovation zone, generally located in the northeast quadrant of downtown.

**BE IT FURTHER RESOLVED:**

The City Council initiates a City Code amendment to establish land use regulations for the innovation zone that considers the higher density options of a minimum floor-to-area ratio of 5.0:1 and no maximum building height limitation.

**BE IT FURTHER RESOLVED:**

The City Manager is directed to negotiate interlocal agreements, as necessary.

**BE IT FURTHER RESOLVED:**

The City Manager is directed to work with Central Health to confirm land uses permitted on the Central Health downtown campus.

**ADOPTED:** \_\_\_\_\_, 2014

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

Jannette S. Goodall  
City Clerk