

**Chaffin, Heather****EXHIBIT**  
**A****Subject:**

FW: 4813 Gonzales/ 4819 Gonzales - C14-2017-0140

**From:** Urgena, Cora**Sent:** Wednesday, February 28, 2018 12:32 PM**To:** Chaffin, Heather**Cc:** Vires, Rob; White, Joe; Espinoza, Yvonne**Subject:** RE: 4813 Gonzales/ 4819 Gonzales - C14-2017-0140

Hi Heather,

AFD has completed the inspections of the hazmat permitted sites in close proximity to the proposed property at 4813/4819 Gonzales Street. In addition, we have reviewed the technical report submitted on February 5, 2018 by Fire Protection Consulting Group, LLC (FPCG). The report included an analysis of the hazardous materials at the adjacent sites and a fire hazard analysis of the bulk combustible oil storage located at the property on the south side of 7<sup>th</sup> Street.

At this time, AFD will not oppose the proposed zoning change of this property to a residential use. In addition, no additional setbacks will be required other than the setbacks specified in the International Fire Code (IFC) and Local amendments. Based on the recent inspections, the adjacent hazmat permitted sites are currently complying with the IFC setback distances for hazardous materials.

Let me know if you need any additional information.

Cora Urgena, P.E.

Engineering Services Section

Austin Fire Department/Emergency Prevention Division

505 Barton Springs RD, Suite 200

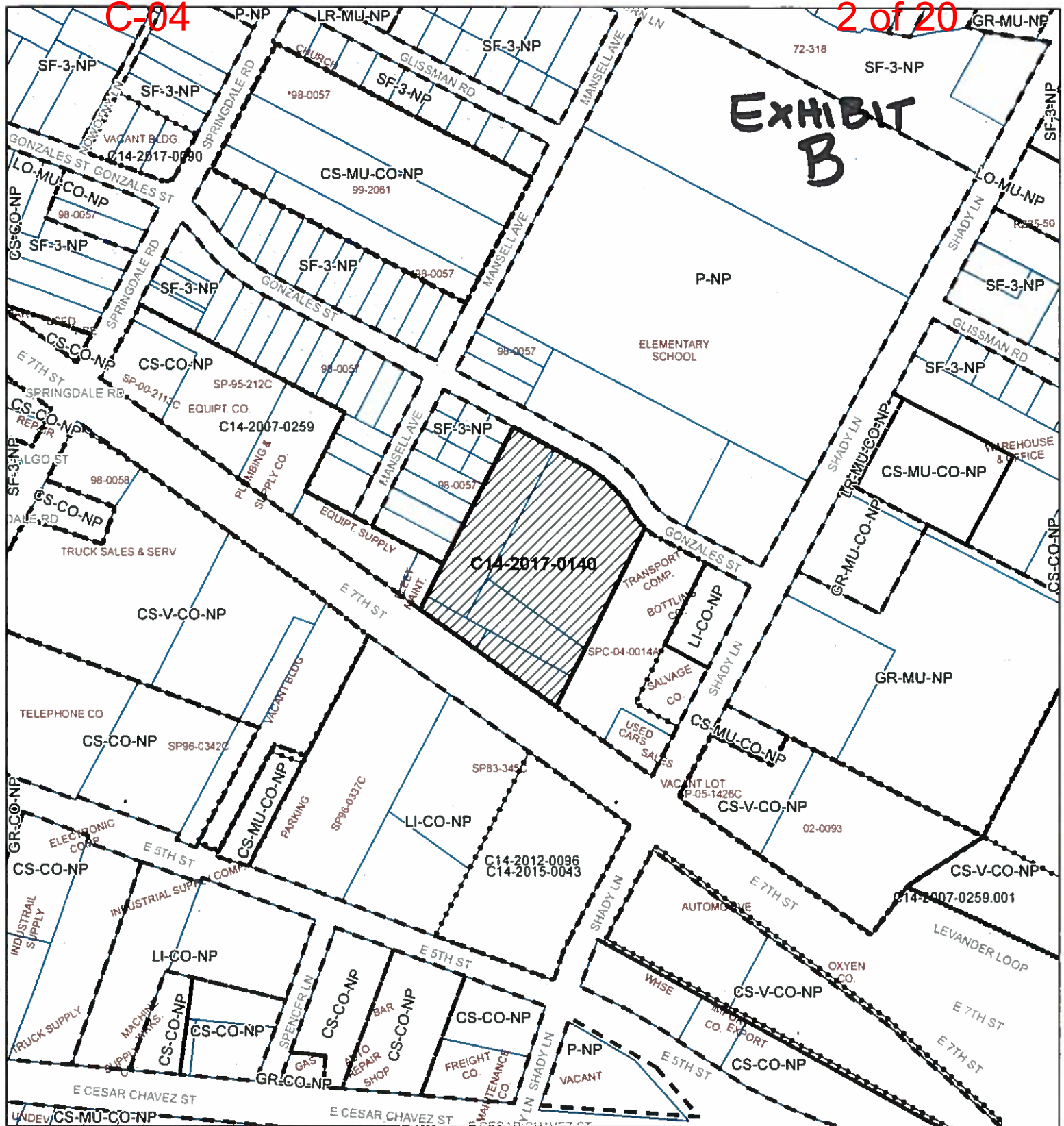
Austin, Texas 78704

Telephone (512) 974-0184

Facsimile (512) 974-0162

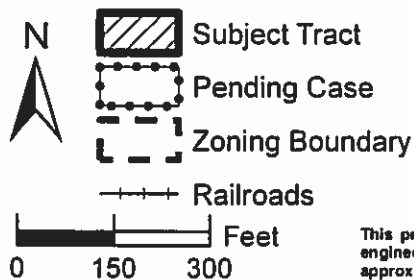
[cora.urgena@austintexas.gov](mailto:cora.urgena@austintexas.gov)





## ZONING

Case#: C14-2017-0140



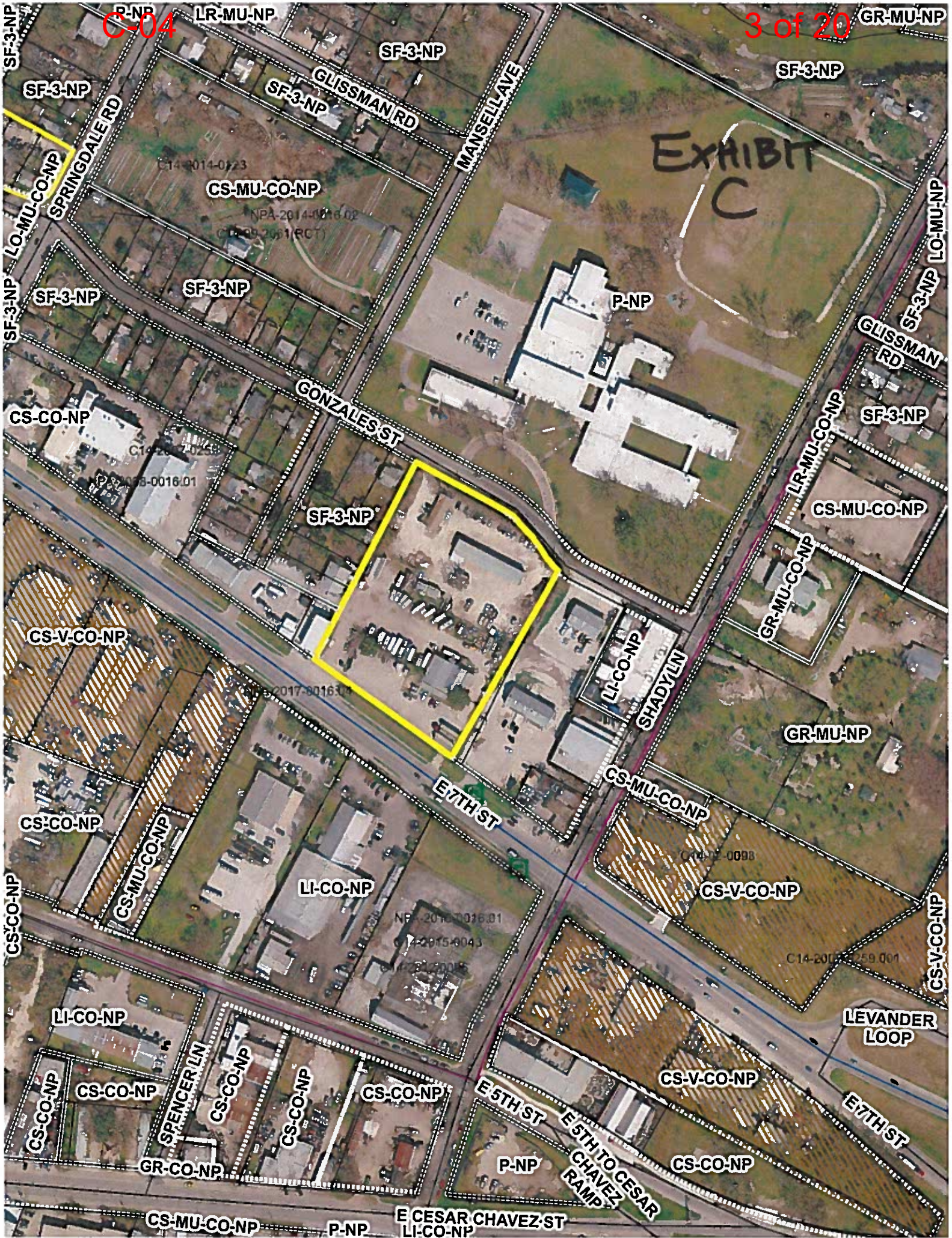
This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by the Planning and Zoning Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.



Created: 11/14/2017







**EXHIBIT D**ORDINANCE NO. 030327-11aRELEVANT PAGES  
ONLY (TRACT 106b)

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP TO ADD A NEIGHBORHOOD PLAN COMBINING DISTRICT TO THE BASE ZONING DISTRICTS ON APPROXIMATELY 1,086 ACRES OF LAND GENERALLY KNOWN AS THE GOVALLE NEIGHBORHOOD PLAN AREA AND TO CHANGE THE BASE ZONING DISTRICTS ON 201 TRACTS OF LAND.**

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

**PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to add a neighborhood plan (NP) combining district to each base zoning district within the property and to change the base zoning districts on 201 tracts of land within the property described in File C14-02-0183.001, as follows:

Approximately 1,086 acres of land in the City of Austin, Travis County, Texas, more particularly described and identified in the attached Exhibit "A" incorporated into this ordinance, Save and Except the following tracts: (the "Property")

2805 and 2811 East 5<sup>th</sup> Street (Tract 33)  
405 Tillery Street (Tract 56)  
730 Shady Lane (Tract 106a)  
777 Shady Lane (Tracts 111a and 111b)  
821 Gunter Street (Tract 169)

generally known as the Govalle neighborhood plan (NP) combining district, locally known as the area bounded by Oak Springs Road on the north, Airport Boulevard on the east, the Colorado River on the south, and Pleasant Valley Road, 7<sup>th</sup> Street, Northwestern Avenue and Webberville Road on the west, in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "B".

**PART 2.** The base zoning districts for the 201 tracts of land are changed from family residence (SF-3) district, multifamily residence medium density (MF-3) district, limited office (LO) district, limited office-conditional overlay (LO-CO) combining district, neighborhood commercial (LR) district, general office (GO) district, general office-conditional overlay (GO-CO) combining district, community commercial (GR) district, general commercial services (CS) district, commercial-liquor sales (CS-1) district, and limited industrial services (LI) district, to rural residence-neighborhood plan (RR-NP) combining district, single family residence standard lot-neighborhood plan (SF-2-NP) combining district, family residence-neighborhood plan (SF-3-NP) combining district,



TRACT #	ADDRESS	FROM:	TO:
105	4801, 4803 & 4805 GONZALES ST, 643 & 647 MANSELL AV, 0 MANSELL AV (LOT 5 BLK 3 CHUNN SUBD) & 0 MANSELL AV (LOT 7 BLK 3 CHUNN SUBD)	LI	SF-3-NP
106b	702 SHADY LN, 4800, 4812 & 5020 7 ST E, 4819 & 0 GONZALES ST (LOT 1 DICKSON ADDN)	LI	CS-CO-NP
107	902 SHADY LN	SF-3, LI	P-NP
108b	730 & 0 AIRPORT BLVD (LOT A AIRPORT ONE)	LI	CS-CO-NP
109	721 & 0 AIRPORT BLVD (LOT 3 HOWARDS NURSERY ADDN)	LI	GR-MU-NP
110	0 SHADY LN (LOT 1 HOWARDS NURSERY ADDN)	LI	GR-MU-CO-NP
112	5301 GLISSMAN RD, 740, 760, 764, 0 AIRPORT BLVD (ABS 22 SUR 29 TANNEHILL J C ACR .44) & 0 AIRPORT BLVD (ABS 29 SUR 22 TANNEHILL J C ACR .255)	LI	CS-CO-NP
113	814 & 824 AIRPORT BLVD	LO	LO-MU-NP
114	812, 814, 820, 824, 830, 838, 844 AIRPORT BLVD & 917 SHADY LN	LI	CS-CO-NP
115	923 SHADY LN	LI	SF-3-NP
116	920, 928, 0 SHADY LN (LOT 4 SHADY LANE ADDN), 0 SHADY LN (LOT 3 SHADY LANE ADDN) & 0 SHADY LN (LOT 2 SHADY LANE ADDN)	GR	GR-MU-NP
117	912 SHADY LN & 0 AIRPORT BLVD (ABS 22 SUR 29 TANNEHILL J C ACR .4)	LI	GR-NP
118	1005 & 1007 GULLETT St	SF-3, LI	SF-3-NP
119a	0 BOLM RD (ABS 22 SUR 29 TANNEHILL J C ACR .118)	LI	P-NP
119b	4800 & 4906 BOLM RD	LO-CO	P-NP
138	0 OAK SPRINGS DR (7.971 AC OLT 53,54&59 DIVISION A)	SF-3, CS	P-NP
139a	1144 AIRPORT BLVD	GR, CS, CS-1	GR-MU-NP
139b	1148 AIRPORT BLVD	GR, CS, CS-1	CS-MU-CO-NP, CS-1-MU-CO-NP
140	5100, 5126 & 5214 5 ST E, 5221 7 ST E	CS, LI	CS-CO-NP
143a	3212 CESAR CHAVEZ ST E (area beginning 130' from Tillery St. right of way eastward)	LI	LI-CO-NP
143b	3232 CESAR CHAVEZ ST E	LI	GR-CO-NP
143c	3306 CESAR CHAVEZ ST E	LI	CS-CO-NP
143d	3307 4 ST E	LI	LI-CO-NP
143e	3401 4 ST E	LI	LI-CO-NP
143f	3400 CESAR CHAVEZ ST E	LI	CS-CO-NP
143g	3411 4 ST E	LI	CS-CO-NP
143h	3410 CESAR CHAVEZ ST E	LI	LI-CO-NP
143i	3506 CESAR CHAVEZ ST E	LI	CS-CO-NP
143j	102 SPRINGDALE RD	LI	CS-CO-NP
145	811, 815 & 819 GUNTER ST	LI	SF-3-NP
146	410 TILLERY ST	SF-3	P-NP



**PART 4.** Tracts 47, 139a, and 139b may be developed as a neighborhood urban center special use as set forth in Sections 25-2-1521 through 25-2-1524 of the Code.

**PART 5.** The following applies to an existing legal lot with single-family residential use within the boundaries of the NP combining district:

1. The minimum lot area is 2,500 square feet.
2. The minimum lot width is 25 feet.
3. For a lot with an area of 3,500 square feet or less, the impervious coverage may not exceed 65 percent.

**PART 6.** The Property within the boundaries of the conditional overlay combining district established by this ordinance is subject to the following conditions:

1. Vehicular access from Tract 52a to Red Bluff Road is prohibited. All vehicular access to the properties shall be from East Cesar Chavez Street.
2. Vehicular access from Tract 106b to Gonzales Street is prohibited. All vehicular access to the properties shall be from East 7<sup>th</sup> Street or Shady Lane.

3. The maximum height of a building or structure on Tract 32b is 35 feet from ground level.

4. The following uses of Tract 161 may not exceed 5,000 square feet of gross floor area:

Administrative and business office	Professional offices
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5. The following uses are prohibited uses of Tracts 53, 57, 58a, 58b, 58c, 58d, 58e, 58f, 58g, 58h, 58i, 58j, 59a, 59h, 59k, 59l, 63e, 63f, 63g,, 143a, 143d, 143e, 143h, and 159:

Basic industry	General warehousing and distribution
Liquor sales	Recycling center
Residential treatment	Resource extraction
Scrap and salvage	

6. The following uses are prohibited uses of Tracts 42, 45a, 46, and 47:

Adult oriented businesses	Automotive rentals
Automotive repair services	Automotive sales
Automotive washing (of any type)	Campground



24. The following uses are prohibited uses of Tracts 11, 13, 14, 15, 62, 64a, 66a, 66b, 73, 74, 84, 86b, 88, 104, 106b, 157, 158, and 171:

Adult oriented businesses  
Kennels  
Residential treatment

Campground  
Pawn shop services  
Vehicle storage

25. The following uses are conditional uses of Tracts 11, 13, 14, 15, 62, 64a, 66a, 66b, 73, 74, 84, 86b, 88, 104, 106b, 147, 148, and 171:

Agricultural sales and services  
Limited warehousing and distribution  
Laundry services  
Equipment repair services

Construction sales and services  
Building maintenance services  
Equipment sales

26. Vehicle storage use is a prohibited use of Tracts 26, 108b, 112, 114, 139b, 157, 164, 165, and 166.

27. The following uses are conditional uses of Tracts 26, 108b, 112, 114, 139b, 157, 164, 165, and 166:

Agricultural sales and services  
Limited warehousing and distribution  
Laundry services  
Equipment repair services

Construction sales and services  
Building maintenance services  
Equipment sales

28. Resource extraction use is a prohibited use of Tract 153.

29. The following uses are prohibited uses of Tracts 4, 5, and 18:

Automotive sales  
Pawn shop services

Hotel-motel  
Residential treatment

30. The following uses are prohibited uses of Tracts 24, 27, 30, 31, and 91:

Automotive rentals  
Automotive sales  
Equipment sales  
Pawn shop services  
Vehicle storage

Automotive repair services  
Automotive washing (of any type)  
Kennels  
Residential treatment



PART 8. This ordinance takes effect on April 7, 2003.

**PASSED AND APPROVED**

March 27, 2003

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§  
§

Gustavo L. Garcia

Gustavo L. Garcia  
Mayor

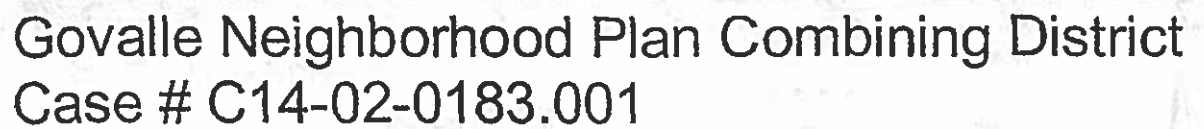
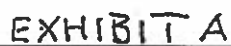
APPROVED:

Sedora Jefferson  
Sedora Jefferson  
City Attorney

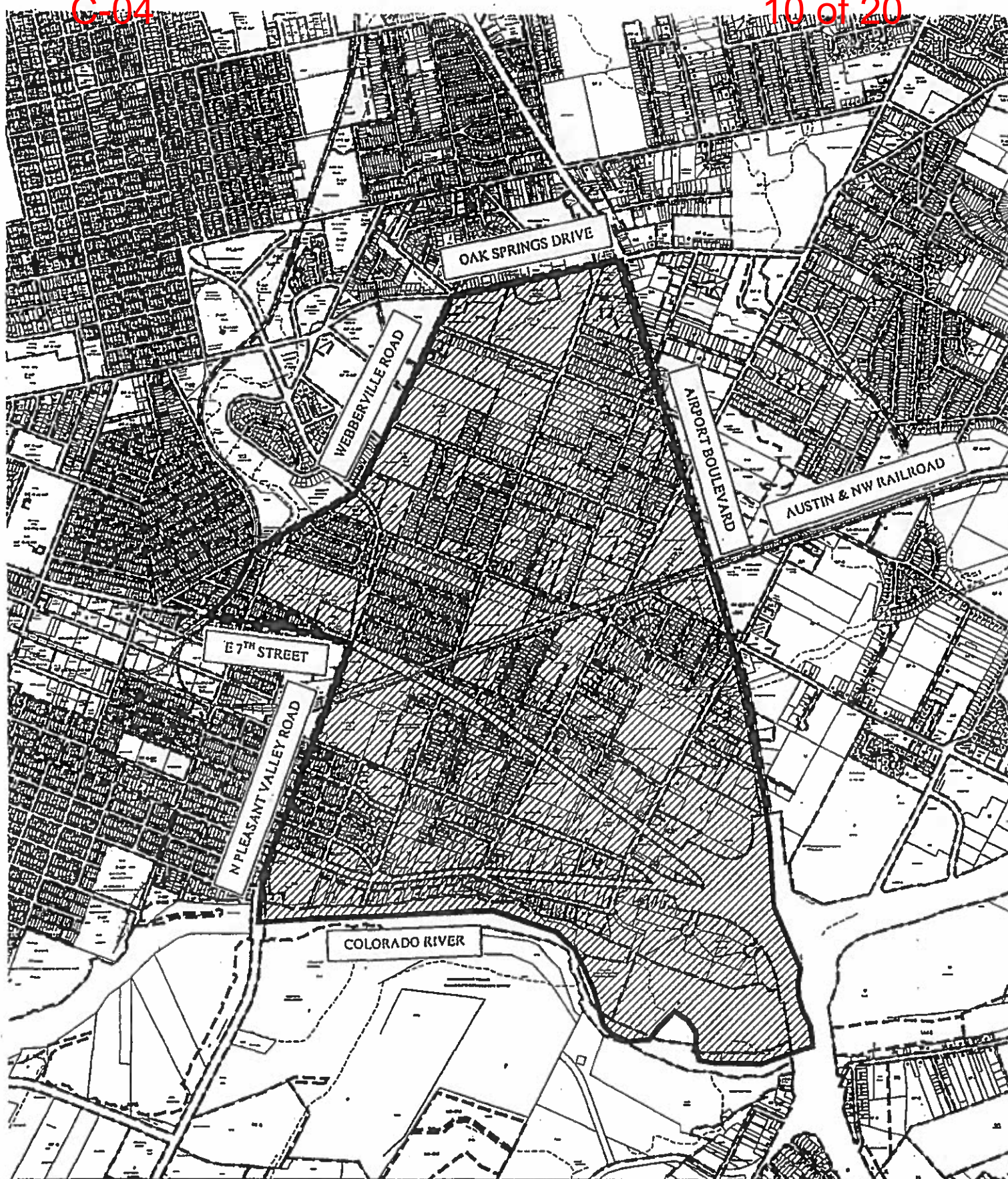
ATTEST:





Shirley A. Brown  
Shirley A. Brown  
City Clerk









 1" = 1600'	<p>SUBJECT TRACT </p> <p>PENDING CASE </p> <p>ZONING BOUNDARY </p> <p>CASE MGR: A. BEAUDET</p>	<p align="center"><b>ZONING EXHIBIT B</b></p> <p>CASE #: C14-02-0183.001</p> <p>ADDRESS: GOVALLE NEIGHBORHOOD PLAN COMBINING DISTRICT</p> <p>SUBJECT AREA (acres): 1638.380</p>	<p>DATE: 03-04</p> <p>INTLS: SM</p>	<p>CITY GRID REFERENCE NUMBER</p> <p>L21</p>
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ORDINANCE NO. 20081120-076**EXHIBIT E**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP TO ADD A VERTICAL MIXED USE BUILDING (V) COMBINING DISTRICT TO CERTAIN TRACTS AND TO AMEND THE ZONING MAP TO CHANGE THE BOUNDARIES OF THE VERTICAL MIXED USE OVERLAY (VMU) DISTRICT TO EXCLUDE TRACTS 1, 2A, 2B, 6A, 7, 8, AND 12, LOCATED IN THE GOVALLE/JOHNSTON TERRACE COMBINED NEIGHBORHOOD PLANNING AREA.**

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

**PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to add a vertical mixed use building (V) combining district to certain tracts (the "Property") described in Zoning Case No. C14-2007-0259, on file at the Neighborhood Planning and Zoning Department, as follows:

Approximately 22.776 acres of land in the City of Austin, Travis County, Texas, as shown on in the tract map attached as Exhibit "A" (*Govalle/Johnston Terrace Combined Neighborhood Planning Area*),

located in the Govalle/Johnston Terrace combined neighborhood planning area, locally known as the area bounded by the Austin Northwestern Railroad on the north, U.S. Highway 183 on the east, Pleasant Valley and Webberville Roads on the west, and the Colorado River on the south, in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "B" (*the Zoning Map*).

**PART 2.** The zoning districts for the Property are changed from general office-neighborhood plan (GO-NP) combining district, general commercial services-neighborhood plan (CS-NP) combining district, and general commercial services-conditional overlay-neighborhood plan (CS-CO-NP) combining district, to general office-vertical mixed use building-neighborhood plan (GO-V-NP) combining district, general commercial services-vertical mixed use building-neighborhood plan (CS-V-NP) combining district, and general commercial services-vertical mixed use building-conditional overlay-neighborhood plan (CS-V-CO-NP) combining district, as more particularly described and identified in the chart below:



Tract #	TCAD Property ID	COA Address	FROM	TO
3	191213	2700 E 7th ST 2707 1/2 GONZALES ST	CS-CO-NP	CS-V-CO-NP
	191214	.05 AC OLT 21 DIVISION A	CS-CO-NP	CS-V-CO-NP
4	359119	2706 GONZALES ST 2730 E 7th ST	CS-NP	CS-V-NP
5	189903	W 100FT OF N 69.31 FT BLK 1 OLT 18 DIV A EDEN ACRES	GO-NP	GO-V-NP
	189904	3213 GONZALES ST	GO-NP	GO-V-NP
	189905	N 100.39FT OF LOT 7,8 BLK 1 OLT 18 DIV A EDEN ACRES	GO-NP	GO-V-NP
6B	189955	LOT 5 *LESS SW TRI OLT 17 DIV A EDEN ACRES NO 2	CS-CO-NP	CS-V-CO-NP
	189956	3400 1/2 E 7th ST 3414 E 7th ST	CS-CO-NP	CS-V-CO-NP
9A	187743	5100 E 7th ST	CS-CO-NP	CS-V-CO-NP
	187744	5206 E 7th ST	CS-CO-NP	CS-V-CO-NP
10	187748	5117 E 7th ST 5119 E 7th ST 5121 E 7th ST 5123 E 7th ST 5201 E 7th ST	CS-CO-NP	CS-V-CO-NP
11	188546	611 SPRINGDALE RD 617 1/2 SPRINGDALE RD	CS-CO-NP	CS-V-CO-NP
	188545	4711 E 7th ST	CS-CO-NP	CS-V-CO-NP
	188547	4811 E 7th ST	CS-CO-NP	CS-V-CO-NP
	188549	ABS 22 SUR 29 TANNEHILL J C ACR .31	CS-CO-NP	CS-V-CO-NP
	188539	4821 E 7th ST ABS 22 SUR 29 TANNEHILL J C ACR 1.2750	CS-CO-NP	CS-V-CO-NP
13	189986	631 GUNTER ST	CS-CO-NP	CS-V-CO-NP
	189987	.16AC OF OLT 17 DIV A PIPKIN ESTATES	CS-CO-NP	CS-V-CO-NP
14A	189944	CEN 20.53FT OF LOT 3 BLK 3 OLT 18 DIV A EDEN ACRES	CS-CO-NP	CS-V-CO-NP
14B	189946	3407 E 7th ST 3415 E 7th ST	CS-CO-NP	CS-V-CO-NP
15	189901	3223 E 7th ST	CS-CO-NP	CS-V-CO-NP



**PART 3.** Except as specifically provided in this ordinance, the existing base zoning districts, combining districts, and other conditions remain in effect.

**PART 4.** The Property is subject to Chapter 25-2, Subchapter E, Article 4.3 (*Vertical Mixed Use Buildings*) as follows:

- A. Ten percent of residential units available for rental in a vertical mixed use building shall be reserved for households earning no more than 60 percent of the Annual Median Family Income.
- B. The following applies to Tracts 3-5, 6B, 9A, 10, 11, 13, 14A, 14B, and 15:
  - 1. The property is subject to the parking reductions identified in Article 4.3.3 E.3. (*Dimensional and Parking Requirements*).
  - 2. For property in office districts, the additional uses allowed under Article 4.3.3. C.2 (*Ground-Floor Commercial Uses Allowed*) apply.

**PART 5.** The zoning map is amended to change the boundaries of the vertical mixed use (VMU) overlay district to exclude Tracts 1, 2A, 2B, 6A, 7, 8, and 12, located as shown in this Part and identified on Exhibit "A". These tracts are not subject to Chapter 25-2, Subchapter E, Article 4.3 (*Vertical Mixed Use Buildings*).

Tract #	TCAD Property ID	COA Address
1	192107	N 113FT OF LOT 2 BLK 9 OLT 23&231/2 DIV A LINCOLN PLACE
	192109	2410 E 7th ST
	192106	N 91.89 FT AV OF LOT 4 BLK 9 OLT 23&231/2 DIV A LINCOLN PLACE
	192105	N 81.03FT OF LOT 5 BLK 9 OLT 23&231/2 DIV A LINCOLN PLACE
	192104	2428 E 7th ST
2A	191201	705 PERDERNALES ST 2500 E 7th ST
	191200	2506 E 7th ST



Tract #	TCAD Property ID	COA Address
2B	191198	2514 E 7th ST
	191197	N 89.42FT OF LOT 20 OLT 22 DIV A SIMMS PAUL O
	191196	2522 E 7th ST
	191195	2600 E 7th ST
	191202	2604 E 7th ST
	191193	2614 E 7th ST
	191203	2618 E 7th ST
	191194	2620 E 7th ST
6A	189949	N 155.5FT OF LOT 1 BLK 3 OLT 18 DIV A EDEN ACRES
	189950	N 177.70FT OF LOT 2 BLK 3 OLT 18 DIV A EDEN ACRES
7	189989	3502 E 7th ST
	190002	3508 E 7th ST
	190003	3518 E 7th ST
	190001	3526 E 7th ST 3528 E 7th ST
8	190079	4600 E 7th ST
	190084	4618 E 7th ST
	190085	4708 E 7th St
	190055	4800 E 7th St 4812 E 7th St
	190054	ABS 22 SUR 29 TANNEHILL J C ACR .465
	190083	4820 E 7th ST 4813 GONZALES ST
	190082	5012 E 7th ST
	190053	5020 E 7th ST 5022 E 7th ST
12	189984	3535 E 7th ST
	189988	3525 E 7th ST






**PART 6.** This ordinance takes effect on December 1, 2008.

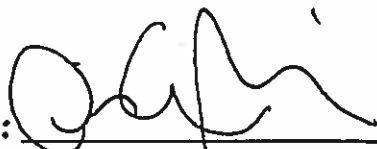
**PASSED AND APPROVED**

\_\_\_\_\_, November 20, 2008

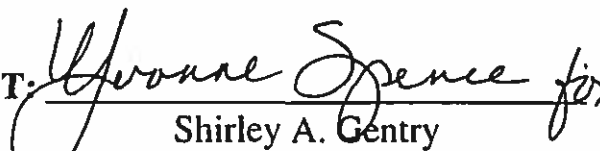
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§  
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\_\_\_\_\_  
Will Wynn  
Mayor

**APPROVED:**

  
\_\_\_\_\_  
David Allan Smith  
City Attorney

**ATTEST:**

  
\_\_\_\_\_  
Shirley A. Gentry  
City Clerk



**Govalle/Johnston Terrace  
Combined Neighborhood Planning Area  
Vertical Mixed Use (VMU) Tract Map  
Case # C14-2007-0259**



Produced by City of Austin  
Neighborhood Planning and Zoning Dept.  
Revised July 15, 2008

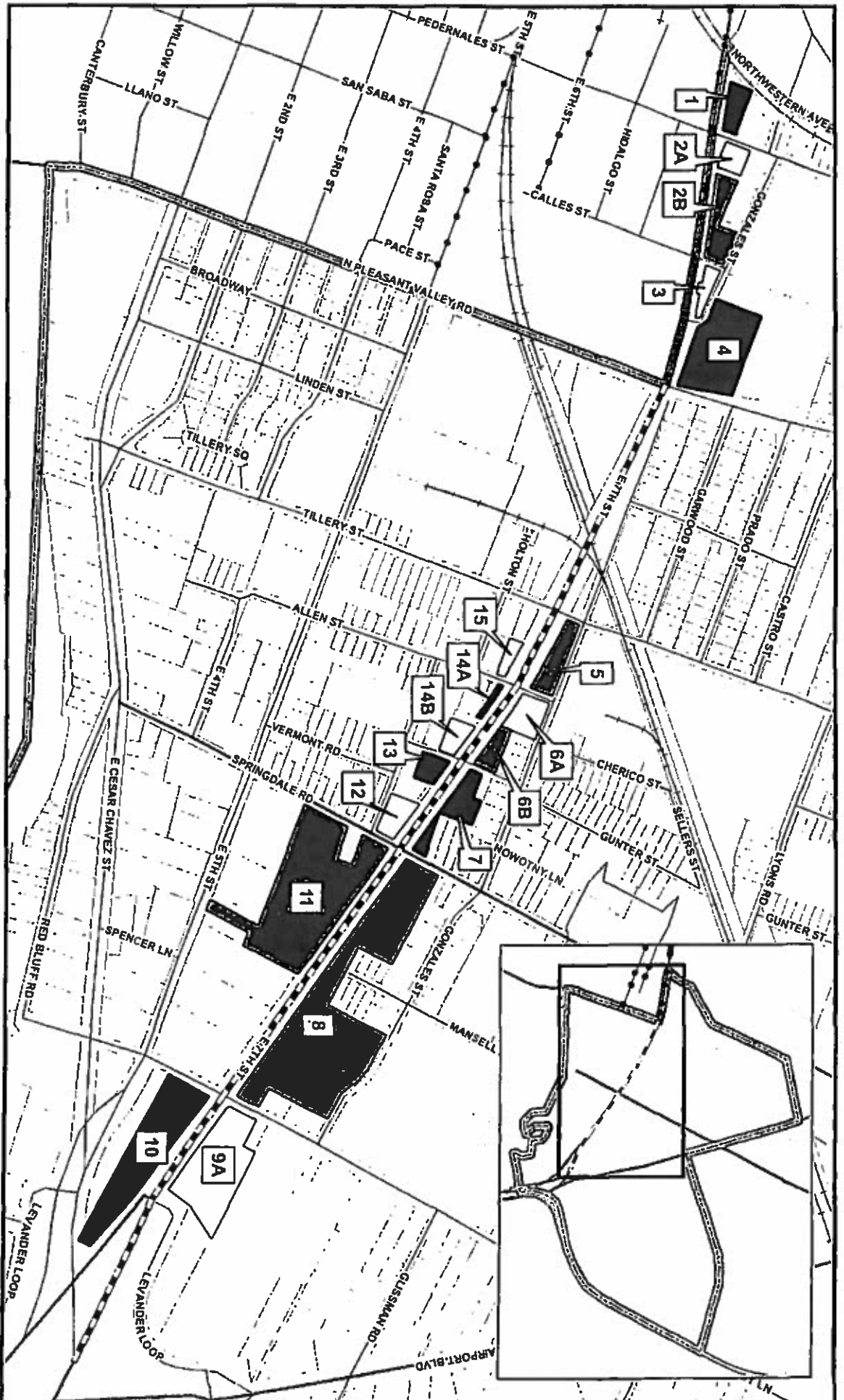
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- Future Core Transit Corridor
- ▭ Boundary
- ▭ Parcels

EXHIBIT A

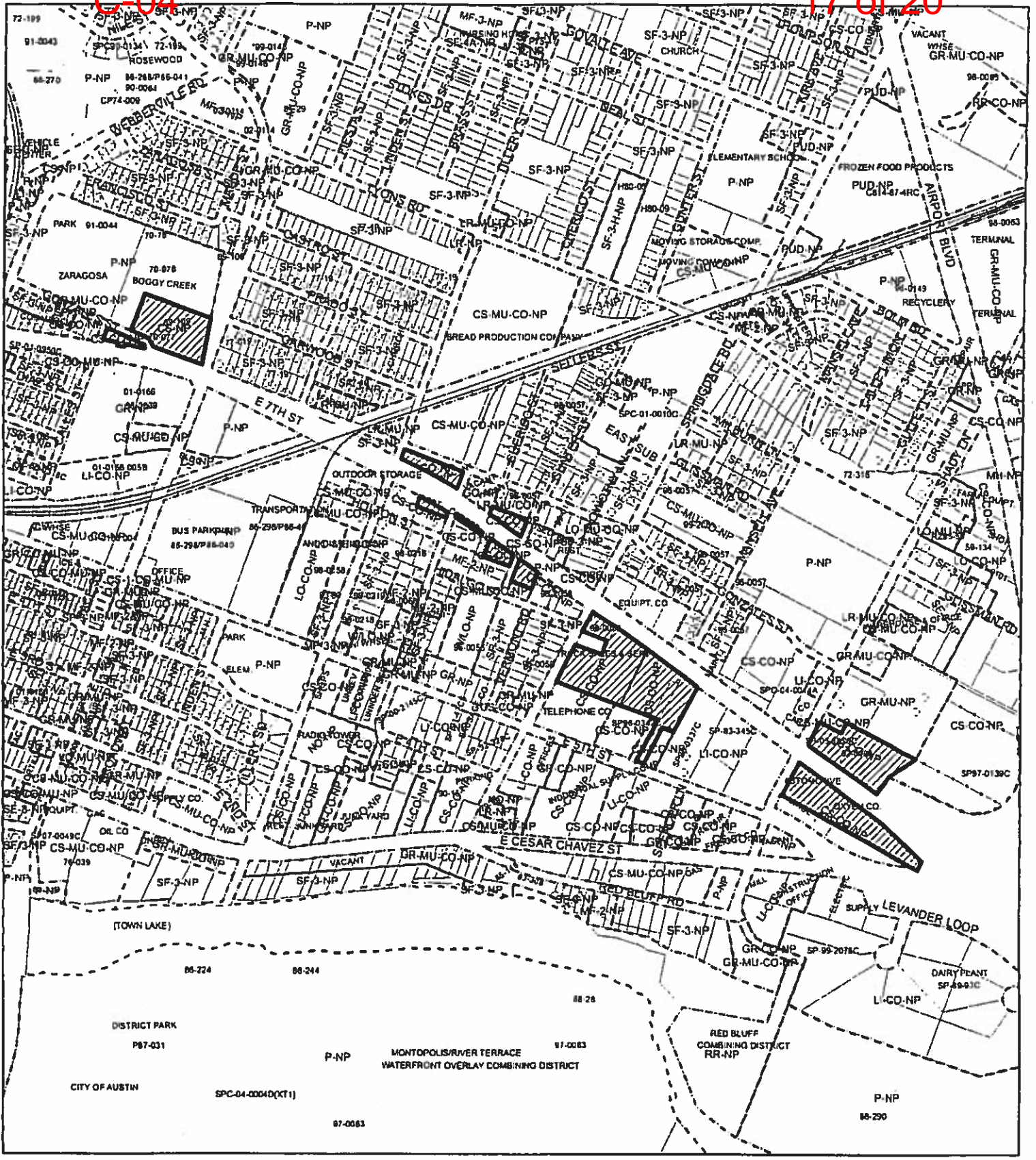


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Feet

This map has been produced by the City of Austin for the sole purpose of aiding in the planning and is not warranted for any other use. No warranty is made regarding its accuracy or completeness.







ZONING EXHIBIT B

ZONING CASE#: C14-2007-0259  
ADDRESS: WEBBERVILLE RD  
SUBJECT AREA: 22.78 ACRES  
GRID: K21 & L21  
MANAGER: M. LAURSEN

- SUBJECT TRACT
- ZONING BOUNDARY
- PENDING CASE

OPERATOR: S. MEEKS



1" = 800'

This map has been produced by G.I.S. Services for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.



## EDUCATIONAL IMPACT STATEMENT

Prepared for the City of Austin

**EXHIBIT F**  
 Austin  
 Independent  
 School District


PROJECT NAME: 4813 Gonzales Rezoning

ADDRESS/LOCATION: 4813 Gonzales Street

CASE #: C14-2017-0140

☐ NEW SINGLE FAMILY☐ DEMOLITION OF MULTIFAMILY☒ NEW MULTIFAMILY☐ TAX CREDIT
 # SF UNITS: \_\_\_\_\_ STUDENTS PER UNIT ASSUMPTION  
 Elementary School: \_\_\_\_\_ Middle School: \_\_\_\_\_ High School: \_\_\_\_\_

 # MF UNITS: 285 STUDENTS PER UNIT ASSUMPTION  
 Elementary School: 0.126 Middle School: 0.044 High School: 0.049

## IMPACT ON SCHOOLS

The student yield factor for the east region of 0.219 (across all grade levels) for apartment homes was used to determine the number of projected students. The 285-unit multifamily development is projected to add approximately 62 students across all grade levels to the projected student population. It is estimated that of the 62 students, 36 will be assigned to Govalle Elementary School, 12 to Martin Middle School, and 14 to Eastside Memorial Early College High School.

The percent of permanent capacity by enrollment for SY 2021-22, including the additional students projected with this development, would be below the target range of 75-115% for Govalle ES (73%), Martin MS (44%) and Eastside Memorial ECHS (46%), assuming the mobility rates remain the same. The projected additional students at these schools would only minimally help to offset the anticipated decline in student enrollment (due to demographic shifts in the area). All of these schools will be able to accommodate the projected additional student population from the proposed development.

## TRANSPORTATION IMPACT

Students within the proposed development attending Martin MS will qualify for transportation due to the distance of the school from the proposed development. Govalle ES and Eastside Memorial ECHS are located within 2 miles of the proposed development; therefore students would not qualify for transportation unless a hazardous route condition was identified.

## SAFETY IMPACT

There are no known safety impacts at this time.

Date Prepared: 13 Feb 2018

Director's Signature:



# EDUCATIONAL IMPACT STATEMENT

Prepared for the City of Austin

Austin  
Independent  
School District



## DATA ANALYSIS WORKSHEET

<b>ELEMENTARY SCHOOL:</b> Govalle	<b>RATING:</b> Improvement Required
<b>ADDRESS:</b> 3601 Govalle Avenue	<b>PERMANENT CAPACITY:</b> 598
<b>% QUALIFIED FOR FREE/REDUCED LUNCH:</b> 89.63%	<b>MOBILITY RATE:</b> -5.1%

POPULATION (without mobility rate)			
ELEMENTARY SCHOOL STUDENTS	2016-17 Population	5- Year Projected Population (without proposed development)	5-Year Projected Population (with proposed development)
Number	493	424	460
% of Permanent Capacity	82%	71%	77%

ENROLLMENT (with mobility rate)			
ELEMENTARY SCHOOL STUDENTS	2016-17 Enrollment	5- Year Projected Enrollment* (without proposed development)	5-Year Projected Enrollment* (with proposed development)
Number	468	402	438
% of Permanent Capacity	78%	67%	73%

<b>MIDDLE SCHOOL:</b> Martin	<b>RATING:</b> Met Standard
<b>ADDRESS:</b> 1601 Haskell	<b>PERMANENT CAPACITY:</b> 804
<b>% QUALIFIED FOR FREE/REDUCED LUNCH:</b> 95.25%	<b>MOBILITY RATE:</b> -56.3%

POPULATION (without mobility rate)			
MIDDLE SCHOOL STUDENTS	2016-17 Population	5- Year Projected Population (without proposed development)	5-Year Projected Population (with proposed development)
Number	1,008	780	792
% of Permanent Capacity	125%	97%	99%

ENROLLMENT (with mobility rate)			
MIDDLE SCHOOL STUDENTS	2016-17 Enrollment	5- Year Projected Enrollment* (without proposed development)	5-Year Projected Enrollment* (with proposed development)
Number	440	340	352
% of Permanent Capacity	55%	42%	44%



# EDUCATIONAL IMPACT STATEMENT

Prepared for the City of Austin

Austin  
Independent  
School District



<b>HIGH SCHOOL:</b> Eastside Memorial	<b>RATING:</b> Met Standard
<b>ADDRESS:</b> 1012 Arthur Stiles	<b>PERMANENT CAPACITY:</b> 1,156
<b>% QUALIFIED FOR FREE/REDUCED LUNCH:</b> 86.86%	<b>MOBILITY RATE:</b> -40.8%

POPULATION (without mobility rate)			
HIGH SCHOOL STUDENTS	2016-17 Population	5- Year Projected Population (without proposed development)	5-Year Projected Population (with proposed development)
Number	964	883	897
% of Permanent Capacity	83%	76%	78%

ENROLLMENT (with mobility rate)			
HIGH SCHOOL STUDENTS	2016-17 Enrollment	5- Year Projected Enrollment* (without proposed development)	5-Year Projected Enrollment* (with proposed development)
Number	571	523	537
% of Permanent Capacity	49%	45%	46%

\*The 5-Year Projected Enrollment (with and without the proposed development) is an estimate calculated with the assumption that the stated mobility rates (transfers in and out of the school) remain the same over the 5-year period. These estimates are for the sole purpose of the Educational Impact Statement and should not be used for any other purposes.