

1 **RESOLUTION NO.**

2 **WHEREAS**, the City adopted the North Burnet Gateway Regulating Plan in  
3 2009 in anticipation of the completion of the Capital Metro Red Line rail project;  
4 and

5 **WHEREAS**, the North Burnet Gateway Regulating Plan was intended to  
6 promote density and transit oriented development in a mostly industrial area to take  
7 advantage of the new rail line; and

8 **WHEREAS**, the Domain is considered to be a desirable and successful  
9 development; and

10 **WHEREAS**, the CMU-Gateway Zone Subdistrict was created in 2018 to  
11 continue to increase density in a location that is considered the City's second  
12 downtown area; and

13 **WHEREAS**, these improvements in height and floor-to-area ratio (FAR) to  
14 the CMU-Gateway Zone Subdistrict entitlements will further enhance a transit-rich  
15 area to support transit and walkability in a mixed-use environment; **NOW**  
16 **THEREFORE**,

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

18 The City Manager is directed to process amendments to the Regulating Plan  
19 for the North Burnet Gateway Zoning District necessary to increase the CMU-  
20 Gateway Zone Subdistrict maximum building height with development bonus to 420  
21 feet and to modify the maximum floor-to-area ratio (FAR) with development bonus  
22 to 12:1.

23 **ADOPTED:** \_\_\_\_\_, 2022 **ATTEST:** \_\_\_\_\_

24 Myrna Rios  
25 City Clerk  
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