

RESOLUTION NO. 20151210-030

WHEREAS, a February, 2015, report issued by the Martin Prosperity Institute named the Austin metro area as the most economically segregated areas in the United States; and

WHEREAS, a lack of affordable housing options currently exist within the City of Austin, which increases the number of citizens that leave the City and also impacts fair housing choice within the City; and

WHEREAS, the City, as a recipient of federal funds, must affirmatively further fair housing, which requires the City to identify impediments to fair housing choice and take steps to address the impediments; and

WHEREAS, the City's 2015 Analysis of Impediments identifies the lack of affordable housing options as a barrier to fair housing choice and recommends that the City "[w]ork through the CodeNEXT process to modify land use and regulatory requirements to expand housing choice and reduce housing access barriers"; and

WHEREAS, Imagine Austin makes the creation and maintenance of affordable housing options throughout the City a top priority; and

WHEREAS, one opportunity to affirmatively further fair housing and to provide affordable housing options for a range of incomes is the rewrite of the City's Land Development Code (the "Code") through CodeNEXT; **NOW, THEREFORE,**

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

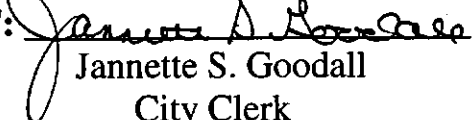
The City Council directs the City Manager to work with the City's CodeNEXT consultant to:

1. identify innovative affordable housing options that can serve low- and moderate-income families in a range of sizes;
2. provide a statement for each proposed housing type that
 - a. demonstrates how it can further fair housing choice over the life of the Code, and
 - b. estimates the affordability of housing types, including transportation costs;
3. provide options and analysis of ways to maximize the construction of below-market housing and market-rate housing that is affordable to people of all incomes, including incomes of less than \$50,000 a year throughout the City, as specified in Priority Program 6 of Imagine Austin;
4. provide options and analysis of ways to maximize the Code's potential to give low- and moderate-income residents the ability to live in high opportunity areas and rapidly gentrifying areas;
5. evaluate if the draft Code will effectively accommodate future population growth, as estimated by Imagine Austin, to keep housing shortages from exacerbating the rise in housing costs;
6. analyze how the number of bedrooms in dwelling units and other related matters impact fair housing choices for families of various sizes;
7. analyze the impact of property taxes, gentrification, zoning, and other similar factors on the Code's ability to maximize fair housing choice;
8. analyze how to access to transportation and transit; proximity to other community services such as grocery stores, health care facilities, educational opportunities and other support services; and land use regulations and

requirements including, but not limited to, environmental regulations' effect on fair housing; and

9. analyze options for neighborhood planning processes that assist neighborhoods with planning for affordable and fair housing choices.

ADOPTED: December 10, 2015

ATTEST: 
Jannette S. Goodall
City Clerk