

RESOLUTION NO.

WHEREAS, in November 2006, Council adopted Ordinance Nos. 20061116-055 and 20061116-057, which adopted the East Riverside/Oltorf Combined Neighborhood Plan and added the Neighborhood Plan Combining District to approximately 730 acres of land generally known as the Riverside Neighborhood Plan Area; and

WHEREAS, in May 2013, Council adopted Ordinance No. 20130509-039, which created the East Riverside Corridor (ERC) zoning district and adopted the East Riverside Corridor Regulating Plan for the East Riverside Corridor Zoning District, which established the ERC Planning Area Boundary (ERC Regulating Plan); and

WHEREAS, in May 2013, Council also adopted Ordinance No. 20130509-042, which rezoned 228 acres of land within the area generally known as the East Riverside Corridor district from their current base zoning districts designations to ERC; and

WHEREAS, the approximate 2.62 acre property located at 1404 East Riverside Drive, Austin, Texas, was rezoned within the boundary of the ERC Regulating Plan by Ordinance No. 20130509-042; and

WHEREAS, the owner of the property located at 1404 East Riverside Drive, Austin, Texas, seeks to submit a Planned Unit Development (PUD) application; and

WHEREAS, in order for a PUD application to include 1404 East Riverside Drive, a code amendment to change the boundary of the ERC Regulating Plan is required; and

25 **WHEREAS**, Council has determined that removing the property from the
26 ERC Regulating Plan will allow for more cohesive development regulations;
27 **NOW, THEREFORE**,

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

29 Council initiates amendments to City Code Title 25 (*Land Development*
30 *Code*) to amend the ERC Regulating Plan to remove 1404 East Riverside Drive.

31 **BE IT FURTHER RESOLVED:**

32 Council waives any requirement that the Codes and Ordinances Joint
33 Committee consider and make a recommendation prior to the City Manager
34 scheduling this code amendment for public hearing at the Planning Commission.

35 **BE IT FURTHER RESOLVED:**

36 The City Manager is directed to process code amendments necessary to
37 accomplish the purposes set forth in this Resolution and return with a draft
38 ordinance for Council consideration concurrently with Council consideration of the
39 PUD application.

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41 **ADOPTED:** _____, 2026 **ATTEST:** _____

42
43 Erika Brady
44 City Clerk