

**MPT Vela Amendment 2**  
**Item 56 - Citywide Density Bonuses - 5/21/26**  
**Allow Modifications to Compatibility Requirements**

**I move to allow modifications to DBC's compatibility requirements by adding the underlined text to Subsection (F)(7)(a).**

(7) Compatibility Requirements.

(a) Applicability and Modifications.

(i) A building is not required to comply with Article 10 (Compatibility Standards), Subchapter C.

(ii) The ordinance zoning or rezoning a site to include DBC combining district may modify the compatibility requirements established in this subsection.

**Explanation**

This amendment allows for someone to apply for a site-specific modification of compatibility, mirroring the site-specific amendments allowed for the normal compatibility standards that apply without a density bonus. These site-specific modifications are treated like a zoning change or are attached as part of a zoning change, and include individual notice, Planning Commission and City Council Consideration. Site-specific modifications allow for consideration of unique or unusual circumstances.