

Motion Sheet 1 – Critical Water Quality Zone

Section 5.07 Critical Water Quality Zones. The Dog's Head Property does not include Critical Water Quality Zones, except as provided in this Section.

- a. A Critical Water Quality Zone is established along and parallel to the shoreline of the Colorado River downstream of Lady Bird Lake as generally shown on Exhibit G with a minimum distance of 200 feet for a total acreage amount of approximately 236.78 acres. This measurement shall be taken from the ordinary high-water mark, as defined in Title 33 of the Code of Federal Regulations, Section 328.3. Dog's Head agrees to work with the City to incorporate the delineation of Exhibit G into the City's GIS system. Once the parties agree that the delineation has been incorporated into the City's GIS system correctly, the City's GIS maps will control over Exhibit G.
- b. If additional land within the Carson Creek Watershed is added to this Agreement pursuant to Section 12.05, Critical Water Quality Zones will apply to such additional land within the Carson Creek Watershed unless the parties agree in an amendment to this Agreement to exempt or modify Critical Water Quality Zones for the additional land.

Section 5.08 Development within the Critical Water Quality Zone along Colorado River. Development is prohibited in the Critical Water Quality Zone along the Colorado River except as provided in this Section. Development allowed in the critical water quality zone under this Division shall be revegetated and restored within the limits of construction as prescribed by the Environmental Criteria Manual.

- a. **Trails.** A hard surfaced trail can be located within the critical water quality zone only if the trail is:
 - i. a maximum of 12 feet wide, plus one-foot compacted sub-grade shoulders;
 - ii. located not less than 100 feet from the ordinary high water mark of the Colorado River as defined in Title 33 of the Code of Federal Regulations, Section 328.3; and
 - iii. located outside of the erosion hazard zone, unless protective works are provided in accordance with the Drainage Criteria Manual.

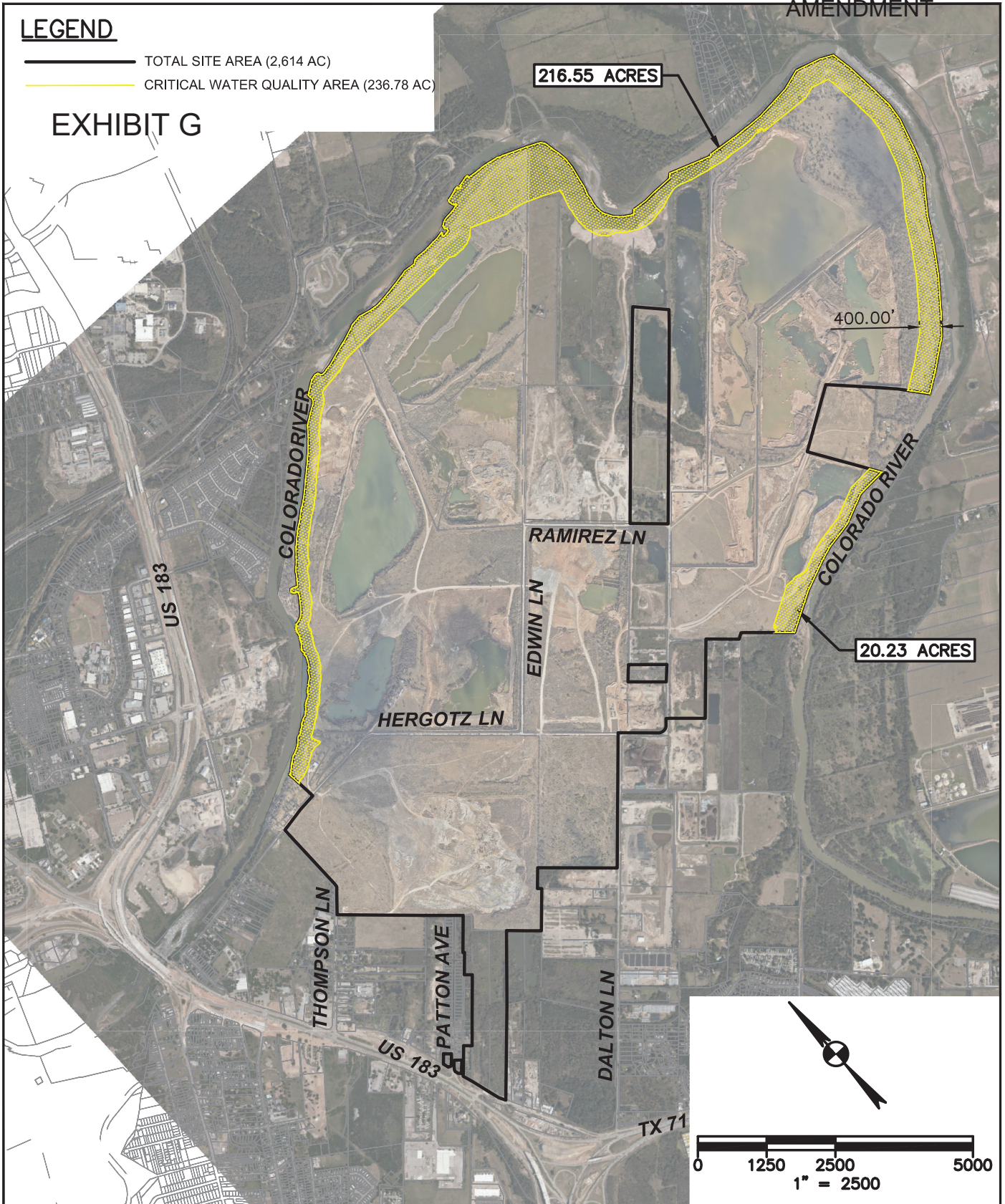
- b. **Street or Rail Crossings.** The Critical Water Quality Zone can be crossed by a Level 3, 4, or 5 street or rail line **and related appurtenances as** identified in the ASMP.
- c. **Parallel Utility Lines.** Parallel utility lines can be constructed if the utility line is:
 - i. located not less than 100 feet from the ordinary high-water mark of the Colorado River as defined in Title 33 of the Code of Federal Regulations, Section 328.3;
 - ii. designed in accordance with the Environmental Criteria Manual;
 - iii. located outside the erosion hazard zone, unless protective works are provided as prescribed in the Drainage Criteria Manual; and
 - iv. the project includes either riparian restoration of an area within the critical water quality zone equal in size to the area of disturbance in accordance with the Environmental Criteria Manual, or payment into the Riparian Zone Mitigation Fund of a non-refundable amount established by separate ordinance.
- d. **Perpendicular Utility Lines.** A perpendicular line can be constructed if the utility line:
 - i. follows the most direct path into or across the critical water quality zone to minimize disturbance, unless boring or tunneling is the proposed method of installation for the entire crossing and all bore pits are located outside of the critical water quality zone; and
 - ii. the depth of the utility line and location of associated access shafts are not located within an erosion hazard zone, unless protective works are provided as prescribed in the Drainage Criteria Manual.
- e. **Green Water Quality Facilities.** A green stormwater quality facility **and related appurtenances** can be constructed if:
 - i. located not less than 100 feet from the ordinary high-water mark of the Colorado River as defined in Title 33 of the Code of Federal Regulations, Section 328.3; and
 - ii. located outside the erosion hazard zone, unless protective works are provided as prescribed in the Drainage Criteria Manual.
 - iii. the outfall to be constructed as a component of the Regional Stormwater System is exempt from the requirements of this Section.

- f. **Fencing.** Fences can be constructed as long as flood flows are not obstructed in accordance with Chapter 25-7 (*Drainage*) and the Drainage Criteria Manual, as amended by this Agreement.
- g. **Playgrounds.** A playground and related appurtenances can be constructed if:
 - i. the playground is located not less than 100 feet from the ordinary high-water mark of the Colorado River downstream as defined in Title 33 of the Code of Federal Regulations, Section 328.3; and
 - ii. proposed impervious cover for the playground is equal to or less than five percent of the total gross area of the Critical Water Quality Zone.
- h. **Golf Courses.** Any portions of the golf courses that are actively managed or significantly mowed, irrigated, compacted, or fertilized cannot be located within the Critical Water Quality Zone. However, portions of a golf course can be in the Critical Water Quality Zone if the area is left in a natural state or is used as a golf cart path. A golf cart path shall be reviewed as hard-surfaced trail except motorized use is allowed.
- i. **Boats and Marinas.** To the extent permitted by federal and state law and by other applicable regulating jurisdictions, boats and marinas and related appurtenances may be located within the Critical Water Quality Zone.
- j. **Bathrooms.** A bathroom and related appurtenances can be constructed if the bathroom is located more than 200 feet from the ordinary high-water mark of the Colorado River downstream as defined in Title 33 of the Code of Federal Regulations, Section 328.3.
- k. **Reclamation Activities:** Ongoing reclamation activities that restore the land to a preconstruction level or a natural state are allowed.
- l. **Prohibitions.** Construction of sports fields and courts, community swimming pools and related facilities, fitness facilities, and amenity centers are prohibited.

LEGEND

- TOTAL SITE AREA (2,614 AC)
- CRITICAL WATER QUALITY AREA (236.78 AC)

EXHIBIT G



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DOG'S HEAD
AUSTIN, TRAVIS COUNTY, TEXAS

DOG'S HEAD LAND JV, LTD.

CRITICAL WATER
QUALITY ZONE

DATE: 06/05/2026

SCALE: 1"=2500'

DRAWN BY: IFM

FILE:

PROJECT No. 101231-00010