



PLANNING
DEPARTMENT

Land Development Code Amendments Update

HPC Briefing

December 3, 2024



September - November 2024

Adopted

October 10

- Live Music and Creative Space Bonus Phase 2



Upcoming Council Items

December 2024 - January 2025

December 8 - Planning Commission

- Safety Bollards
- Colorado River Protections

December 12 - Council Meeting

- Density Bonus for Commercial Hwy and Industrial (DB240)
- Planned Development Area 2 (PDA2)
- Site Plan Lite Phase 2 & Infill Lots

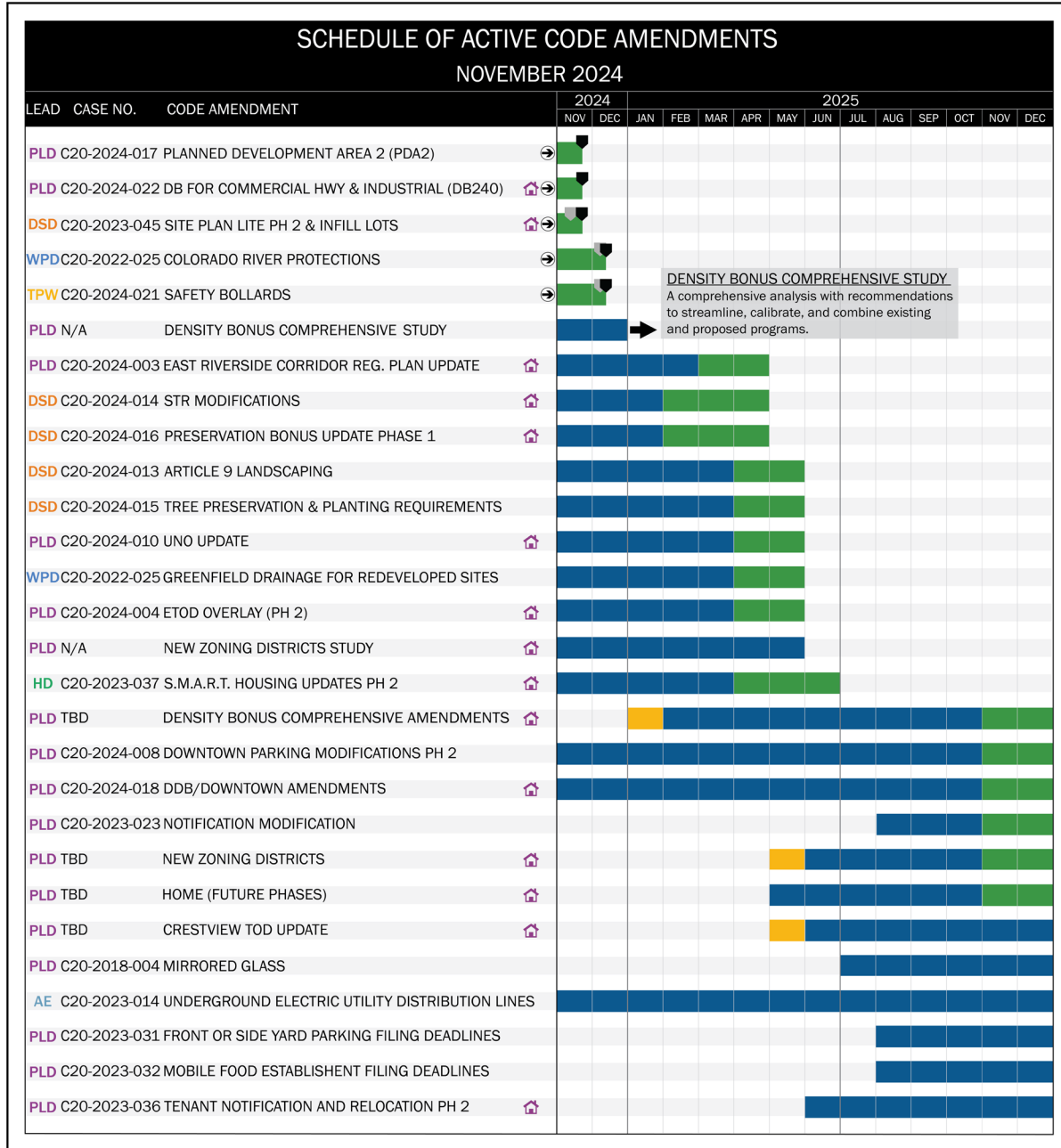
End of Year –

Comprehensive Analysis of Density Bonus Programs Scheduled Study Release



Looking Ahead to 2025:

- Short Term Rentals (February 2025)
- Preservation Bonus Update Phase 1 (February 2025)
- ETOD Overlay Phase 2
- East Riverside Corridor Regulating Plan Update
- University Neighborhood Overlay Update
- Downtown Density Bonus Program Update
- Crestview TOD Update
- Amendments Based on Comprehensive Density Bonus Analysis
- Creation of New Zoning Tools



DENSITY BONUS COMPREHENSIVE STUDY
A comprehensive analysis with recommendations to streamline, calibrate, and combine existing and proposed programs.

- TIMELINES TO BE DETERMINED**
- PLD C20-2022-003 SOUTH CENTRAL WATERFRONT COMB. DIS. & DB
 - PLD C20-2024-002 NBG REG. PLAN (SIGNAGE)
 - DSD C20-2023-003 SUBSTANDARD LOTS
 - TPW C20-2023-040 ELIMINATE MIN. PARKING REQUIREMENTS PH 2
 - PLD C20-2024-012 NBG REG. PLAN (BONUS PROGRAM)
 - PLD C20-2024-020 PRESERVATION BONUS UPDATE PHASE 2
 - PLD N/A CRESTVIEW TOD HEIGHT AMENDMENT

- STAFF RECOMMENDS ADDRESSING THESE ITEMS THROUGH MORE COMPREHENSIVE CODE AMENDMENTS**
- ADDRESS BY C20-2023-045 SITE PLAN LITE PHASE 2 & INFILL LOTS:**
- DSD C20-2021-002 AFFORDABILITY UNLOCKED SITE PLAN CHANGES
- ADDRESS BY NEW ZONING DISTRICTS:**
- PLD C20-2022-018 NOXIOUS LAND USES
 - PLD C20-2023-007 TOWN ZONING (COULD BE ADDRESSSED THROUGH THE DENSITY BONUS COMPREHENSIVE AMENDMENTS)
- ADDRESS BY DENSITY BONUS COMPREHENSIVE AMENDMENTS:**
- HD C20-2023-016 SINGLE FAMILY OWNERSHIP BONUS PROGRAM
 - HD C20-2023-017 AFFORDABILTY UNLOCKED EXPANSION
 - PLD C20-2023-042 PUBLIC SAFETY DENSITY BONUS
- ADDRESS BY C20-2024-010 UNO UPDATE:**
- PLD C20-2024-005 UNO HEIGHT RESTRICTIONS
- ADDRESS BY C20-2024-018 DDB/DOWNTOWN AMENDMENTS**
- PLD C20-2024-008 DOWNTOWN PARKING MODIFICATIONS PH 2

CHART KEY

LEAD DEPARTMENT

- AE AUSTIN ENERGY
- DSD DEVELOPMENT SERVICES DEPARTMENT
- EDD ECONOMIC DEVELOPMENT DEPARTMENT
- HD HOUSING DEPARTMENT
- PLD PLANNING DEPARTMENT
- TPW TRANSPORTATION AND PUBLIC WORKS DEPARTMENT
- WPD WATERSHED PROTECTION DEPARTMENT

LAND DEVELOPMENT CODE AMENDMENT PROCESS

- █ INITIATION
- █ DEVELOPMENT AND/OR ENGAGEMENT
- █ REVIEW AND/OR ADOPTION

AMENDMENTS WITH SCHEDULED REVIEW & ADOPTION DATES

- █ PLANNING COMMISSION
- █ CITY COUNCIL
- █ CODES AND ORDINANCES JOINT COMMITTEE

OTHER ICONS

- █ SUBSTANTIAL BENEFIT TO HOUSING CAPACITY OR COST
- N/A NO CASE NUMBER
- TBD TO BE DETERMINED



For More Information

- Website: speakupaustin.org/ldcupdates
- Email: ldcupdates@austintexas.gov
- Phone: (512) 974-7220



PLANNING
DEPARTMENT

Thank You