

ORDINANCE NO. _____

AN ORDINANCE GRANTING ADDITIONAL FLOOR-TO-AREA RATIO UNDER THE DOWNTOWN DENSITY BONUS PROGRAM FOR A PROJECT LOCATED AT 400, 400 1/2, 401, 408, AND 412 WEST 14TH STREET AND 403 WEST SAN ANTONIO STREET.

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

PART 1. Findings.

- (1) Combined Law Enforcement Associations of Texas, a Texas non-profit corporation (the "Applicant"), has applied to the City Council for additional floor-to-area ratio under Section 25-2-586(B)(6) of the Downtown Density Bonus Program for the development of Site Plan No. SP-2024-0006C (the "Project"), located at 400, 400 1/2, 401, 408, and 412 West 14th Street and 403 West San Antonio Street, further described as:

LOTS 1, 2, 3, and 4, BLOCK 176, ORIGINAL CITY OF AUSTIN, a subdivision in Travis County, Texas, according to the map or plat of record in the General Land Office of the State of Texas.

- (2) The Applicant has offered affordable housing community benefits under Section 25-2-586(E)(1) of the Downtown Density Bonus Program in order to earn the additional floor-to-area ratio, and the City Council approves the use of the affordable housing community benefits for the additional floor-to-area ratio.
- (3) The Applicant has complied with all requirements of Section 25-2-586(B)(6) of the Downtown Density Bonus Program and the additional floor-to-area ratio should be granted because doing so will substantially further the goals of the Downtown Austin Plan and the Imagine Austin Comprehensive Plan.

PART 2. Under the authority of Section 25-2-586(B)(6) of the Downtown Density Program, the City Council grants an additional floor-to-area ratio of 5:1 to the Project.

PART 3. The granting of the additional floor-to-area ratio allows the Project to increase its floor-to-area ratio from 15:1 to a maximum of 20:1.

PART 4. The City Council grants this additional floor-to-area ratio on the express condition that the Project be constructed in accordance with Site Plan No. SP-2024-0006C that is on file at the office of the Director of the Development Services Department.

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PART 5. This ordinance takes effect on _____, 2024.

PASSED AND APPROVED

_____, 2024 §
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 § _____

Kirk Watson
Mayor

APPROVED: _____ **ATTEST:** _____

Deborah Thomas
Interim City Attorney

Myrna Rios
City Clerk

