



City of Austin

Recommendation for Action

File #: 26-1720, **Agenda Item #:** 64.

5/21/2026

Posting Language

C814-2025-0111 - 1404 East Riverside PUD - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1404 East Riverside Drive (Lady Bird Lake and Harpers Branch Watersheds). Applicant Request: To rezone from East Riverside Corridor (ERC) district zoning (Corridor Mixed Use subdistrict) to planned unit development-neighborhood plan (PUD-NP) combining district zoning. The ordinance may include exemption from or waiver of fees, alternative funding methods, modifications of City regulations, and acquisition of property. Staff Recommendation: To grant planned unit development-neighborhood plan (PUD-NP) combining district zoning. Planning Commission Recommendation: To be reviewed on May 12, 2026. Owner/Applicant: South Shore Apartments Owner LP. Agent: Drenner Group, PC (Amanda Swor). City Staff: Jonathan Tomko, AICP, Austin Planning, 512-974-1057.

Lead Department

Austin Planning.