



City of Austin

Recommendation for Action

File #: 25-1286, **Agenda Item #:** 130.

7/24/2025

Posting Language

Conduct a public hearing and consider an ordinance amending Ordinance No. 20240718-109 extending the expiration date to July 29, 2027, for floodplain variances granted for construction of a residential building at 506 West Avenue that is within the 25-year and 100-year floodplains of Shoal Creek. Funding: This item has no fiscal impact.

Lead Department

Watershed Protection Department.

Fiscal Note

This item has no fiscal impact.

Prior Council Action:

July 18, 2024 - City Council approved Ordinance 202407018-109 granting floodplain variances for the construction of a multi-family residential building at 506 West Avenue (Ordinance).

For More Information:

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Additional Backup Information:

The applicant submitted a site plan development application (SP-2023-0437C) for construction of a multi-family residential building with associated improvements that encroach on the 25-year and 100-year floodplains of Shoal Creek.

City Council approved the Ordinance on July 18, 2024, a condition of which was that the project must receive a building permit for the proposed building before July 29, 2025. The applicant will not be able to obtain a building permit by that date and is requesting an amendment to extend the expiration date of the Ordinance. Approval of the extension of the expiration date will provide the developer an additional two years to obtain the required building permits.

The Watershed Protection Department recommends approval of the amendment to extend the expiration date of the floodplain variances to July 29, 2027.