

The North Lamar Combined Neighborhood Planning Area

Zoning Workshop 2

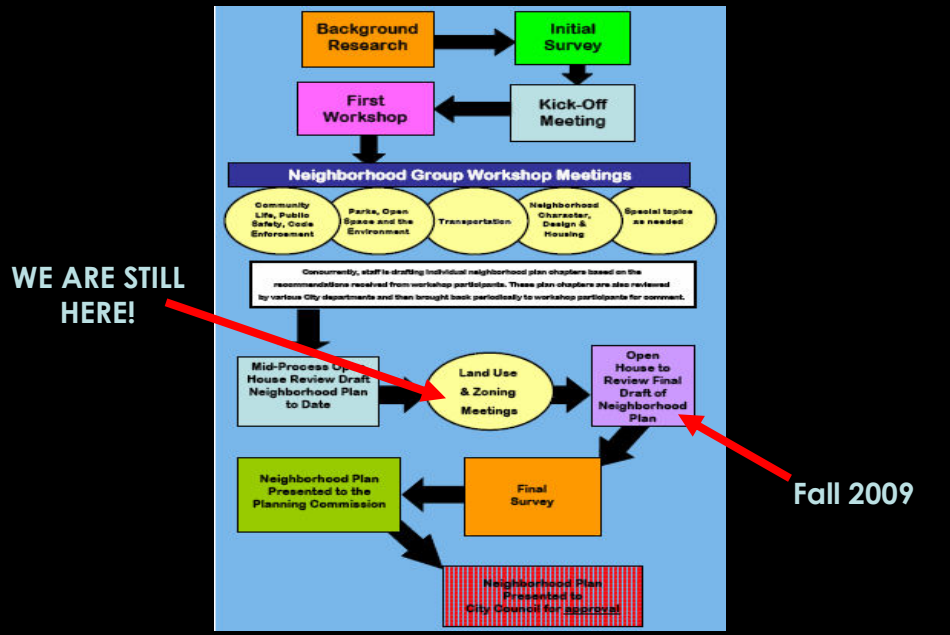
July 29, 2009



Tonight's Presentation

- Process Update
- Contact Team Formation
- Future Land Use Discussion
 - FLUM Update
 - Grady Drive at Middle Fiskville/I-35 future land uses
- Front Yard Parking and Mobile Food Vending Restrictions
- Discussion on Proposed Multifamily Development at Rundberg Lane

Process Update



NLCNPA Contact Team

Margaret Valenti

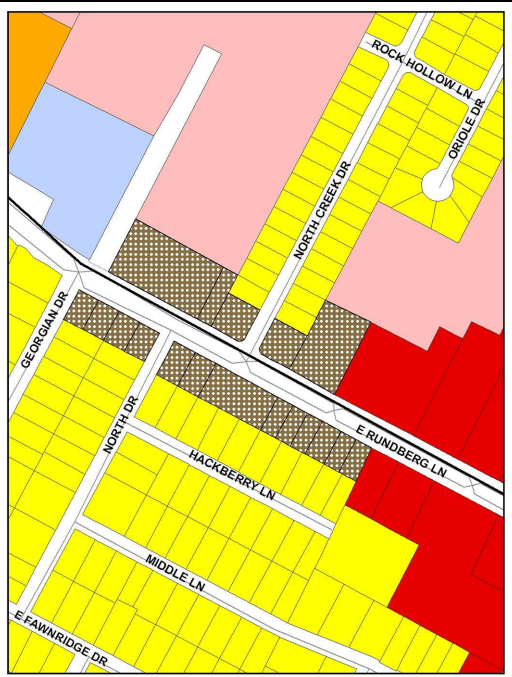
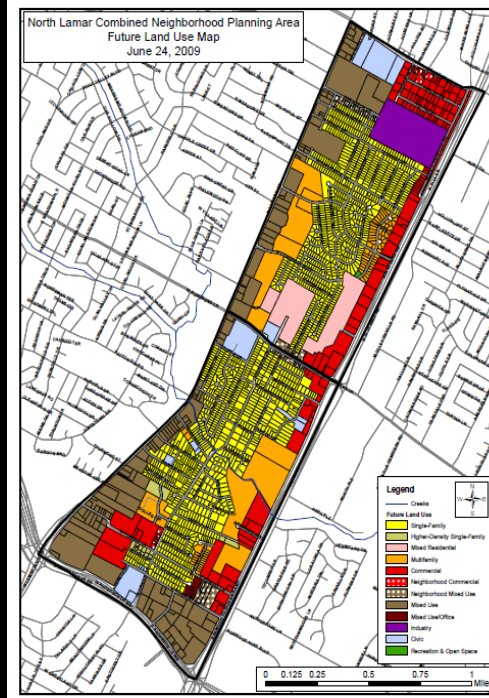
Contact Team and Education Coordinator
Planning and Development Review Dept.

(512) 974-2648

margaret.valenti@ci.austin.tx.us

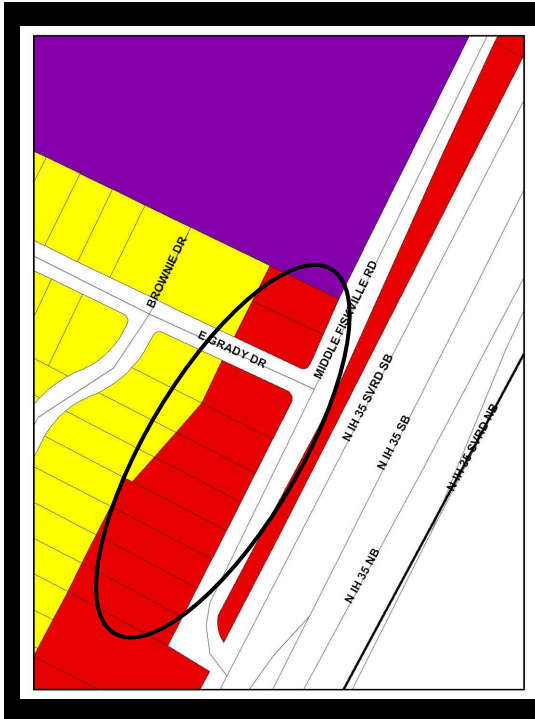
FLUM Update

Draft FLUM
June 24, 2009
Workshop



FLUM Update

Rundberg Lane
Changed from
Office to
Neighborhood
Mixed Use



FLUM Update

Grady Lane at
Middle Fiskville

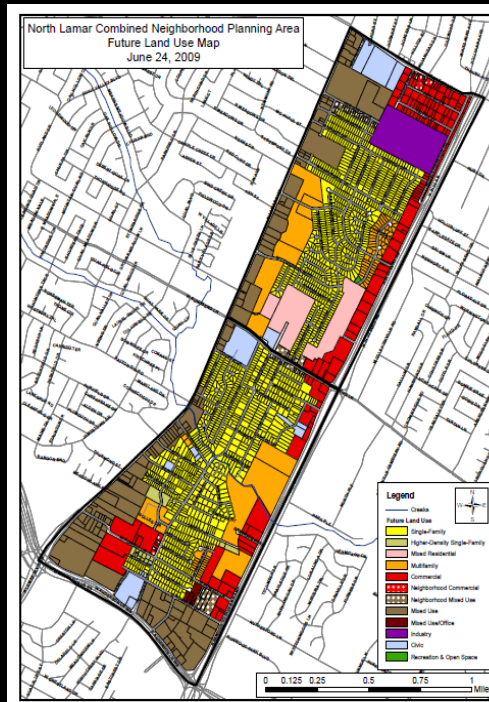
Change from
Commercial?

Possibilities:

Office

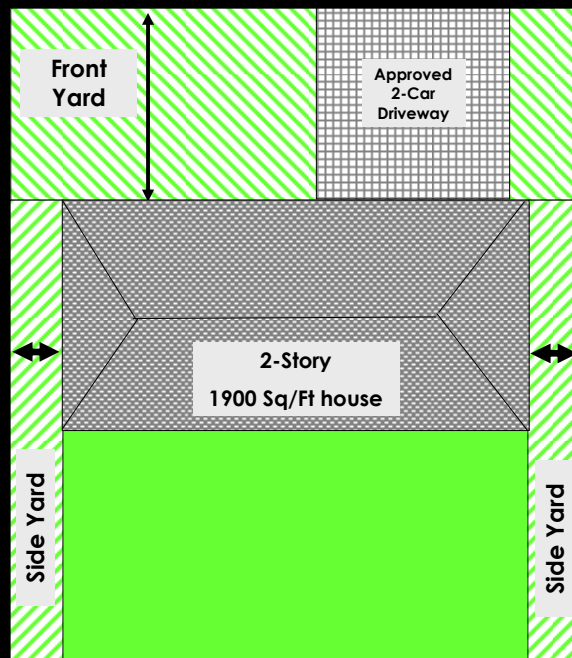
Neighborhood
Commercial

Questions?
Suggestions?
Other
Recommendations?



Prohibiting Parking in the Front and Side Yard

Typical
Suburban-
Styled
Residential
Lot
Configuration



Penalties

A warning is generally issued before a ticket

The fine for the first offense is \$40 and is reduced to \$20 if paid early

The fine for a second offense within 24 months is \$50

The fine of a third offense within 24 months is \$60

Additional citations will be issued to repeat offenders

Questions?

Additional Regulations for Mobile Food Establishments

Current Regulations

A mobile food establishment must be licensed by the Health Department

Allowed in a commercial zoning (LR, GR, CS, CS-1, DMU, and CBD) and industrial zoning (LI) districts except for office districts NO, LO, or GO

May not be located within 50' of a mixed-use building

Current Regulations

May not operate between the hours of 3:00 AM and 6:00 AM

May not be located within 20' of a restaurant located in a building

The mobile food establishment may not have a drive-through

Lighting must be shielded so it is not directly visible from a residential use

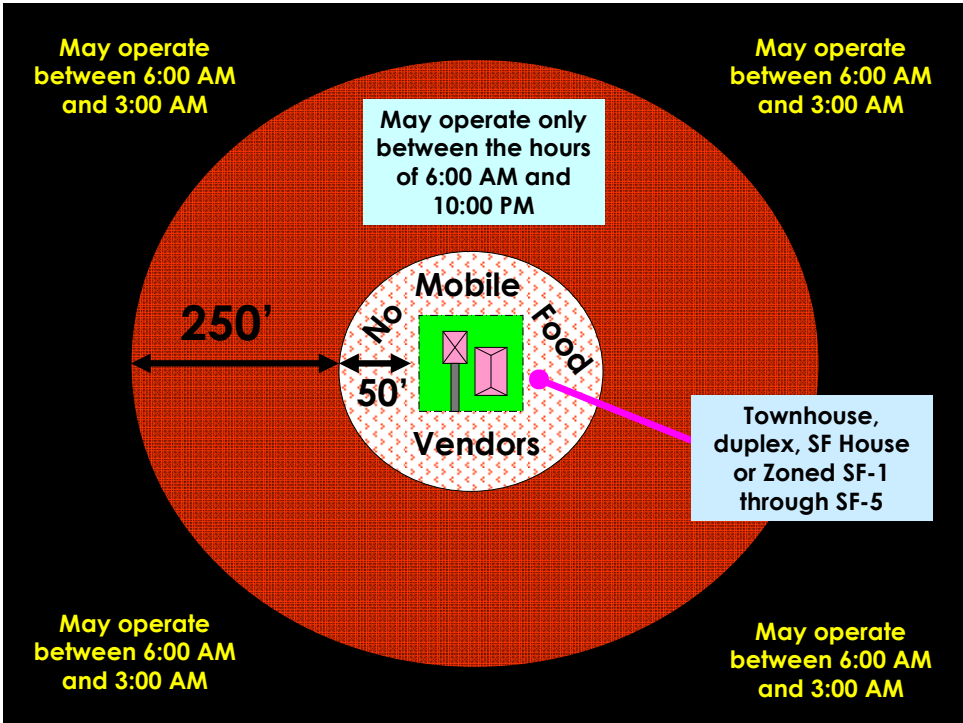
Current Regulations

All signs must be mounted flat against the mobile food establishment

A trash receptacle must be available during business hours and the area around the mobile food establishment must be kept free of litter and debris

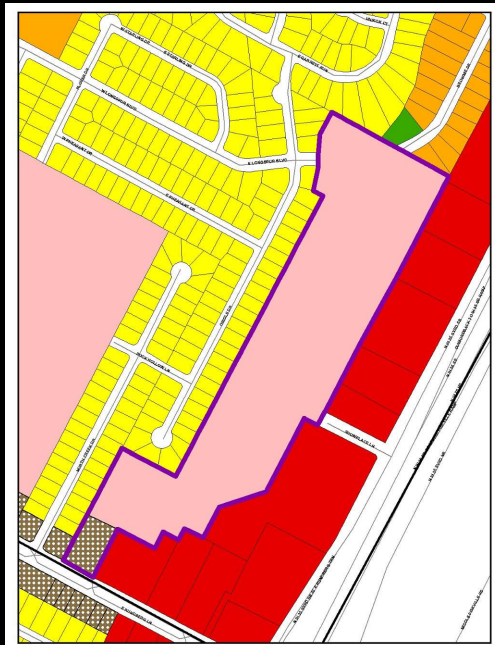
Permanent water and waste water lines are not allowed

Additional Regulations



Questions?

Proposed Multifamily Project



Next Meeting

Zoning Workshop 3 – Infill Options and Design Tools

Monday, August 17, 2009

Little Walnut Creek Library

6:30 p.m. to 8:45 p.m.