

# CODENEXT

SHAPING THE AUSTIN WE IMAGINE

Please fill out the below form to have your comments accounted for in the Land Development Code Advisory Group (CAG) Feedback Report on the draft Land Development Code.

To contact a CAG member, visit

[www.ci.austin.tx.us/boards/results.cfm?bid=100180](http://www.ci.austin.tx.us/boards/results.cfm?bid=100180)

To contact a CodeNEXT staff member, please email

[codenext@austintexas.gov](mailto:codenext@austintexas.gov)

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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well.

Would like to see a side by side comparison of the existing code next to the new one -

Also still need to see an actual street projection in my neighborhood with the new code applied.

2. Is there anything else you would like the Land Development Code Advisory Group to know?

3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.

District: 3

Renter/Owner: Owner

Race/ Ethnicity: Human

Age: 57

Gender: F

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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well.

*Please make all cocktail lounge use  
conditional everywhere in the city  
or other businesses will never develop because of  
how much money bars can make.*

2. Is there anything else you would like the Land Development Code Advisory Group to know?

*Only way to  
get multi use  
in all of our neighborhoods*

3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.

District:

Renter/Owner:

Race/ Ethnicity:

Age:

Gender:

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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well. *Rethink transit to make sure major daily attractors are well connected by transit, bike, ped & shared ride. The City's ACCI needs to have a reliable transit/shuttle system to connect its far flung campuses. How could the UT system be better utilized? possibly to serve ACCI H-T too.*
2. Is there anything else you would like the Land Development Code Advisory Group to know? *You need careful consideration of changing parking requirements - less can be more but not always; application is key. Dillo density on transit routes. Think 6 block transit capture zones & make sure non-motorized options are realistic.*
3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.

District: *4*

Renter/Owner: *Rent*

Race/Ethnicity: *white*

Age: *68*

Gender: *Female*

*- The gap between presentations & the second being re. to the advertised hours is a big gaff.*

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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well. *transition zones being a 1/4 to 1/2 mile off of major corridors will destroy neighborhoods in South Austin, North Austin*
2. Is there anything else you would like the Land Development Code Advisory Group to know? *I'll be protesting*
3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.  
District:  
Renter/Owner:  
Race/Ethnicity:  
Age:  
Gender: *Female*

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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well.

*I would like to see dense and multi-purpose developments through Central Austin, to increase walkability and make high capacity transit more feasible and cost-effective.*

2. Is there anything else you would like the Land Development Code Advisory Group to know?

*I believe the W. Anderson Ln./Burnet Rd. area should be designated a neighborhood center or town center.*

3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.

District: *7*

Renter/Owner: *Owner*

Race/Ethnicity: *White*

Age: *54*

Gender: *Male*

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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well.

TO PROTECT OUR CITY AND ALLOW FOR THE PEOPLE WHO HAVE LIVED HERE MOST OF THEIR LIVES

2. Is there anything else you would like the Land Development Code Advisory Group to know?

PRESERVE THE GREEN SPACES AS PROPERTY IS PURCHASED BY THE CONSUMER - DON'T ALLOW AUSTIN TO BECOME ONE BIG SLAB OF CONCRETE

3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.

District: 9

Renter/Owner:

Race/ Ethnicity: W

Age: 50

Gender: F

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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well.

The central theme of discouraging cars, especially downtown, is wrong until a vibrant, frequent, and abundant public transportation system exists. The "Great Streets" program is killing retail and restaurants downtown.

2. Is there anything else you would like the Land Development Code Advisory Group to know?

Building downtown without parking is wrong headed and will kill local retail and restaurants. They are already closing from the massive elimination of short term parking.

3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.

District: DOWNTOWN

Renter/Owner: RESTAURANT BUSINESS

Race/Ethnicity: WHITE

Age: 66

Gender: MALE

Why? {

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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well.

I hope to see more single family zones (SF1 & SF3) become friendly to more density and allow for 4plexes, etc. I think this is key to Austin becoming affordable

2. Is there anything else you would like the Land Development Code Advisory Group to know?

3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.

District: 4

Renter/Owner: Owner

Race/Ethnicity: white

Age: 34

Gender: Female



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1. What are your major concerns or issues with CodeNEXT? If you have potential solutions to these issues or concerns, please provide them as well.

Problem- My Major Concern is how much Mapping will be effected by politics and well connected wealthy individuals in the end.  
Solution- I believe individual property zoning should not be easily changed once city staff have given their recommendations.

2. Is there anything else you would like the Land Development Code Advisory Group to know?

I want them to make sure variations in topography are taken into account when evaluating height and compatible neighboring properties zoning and building constraints

3. [Optional] Please provide some demographic information to make sure we are reaching a representative cross-section of Austinites.

District: 5

Renter/Owner: owner

Race/Ethnicity: white

Age: 35

Gender: M

## **CODENEXT MISSING HOUSING AFFORDABILITY:**

### **MAKING AUSTIN AFFORDABLE AGAIN**

Stuart Harry Hersh 512-587-5093 [shersh@austin.rr.com](mailto:shersh@austin.rr.com)

My preliminary review of the CodeNext draft of 1/17 reveals the following impediments to safe, mixed-income, accessible, reasonably-priced and transit oriented housing:

1. S.M.A.R.T. Housing is repealed as a policy.
2. S.M.A.R.T. Housing fee waivers are repealed.
3. S.M.A.R.T. Housing fast track review is repealed.
4. Affordability Impact Statements are now longer required for code changes, rules changes, new fees and fee increases.
5. Opportunities for expanding use of manufactured housing and recreational vehicles as a source of S.M.A.R.T. Housing have been rejected.
6. Opportunities for replicating the University Neighborhood Overlay as a model of both on-site affordability and rental affordability at or below 50% Median Family Income or fee-in-lieu payments in other neighborhoods has been rejected.
7. Amnesty Certificate of Occupancy updating has been rejected.
8. Technical codes have not been updated despite significant actions by respective boards and commissions.
9. Impediments to Fair Housing related to lot size, setbacks, and housing on all lots as was the case prior to adoption of Fair Housing standards in 1988 have not been removed.
10. Alternate methods for addressing flooding issues through a combination of open space and drainage infrastructure has not been accepted.
11. The opportunity to increase housing affordability by increasing entitlements and infrastructure cost participation aligning with affordable housing goals and strategies has been rejected.