

ORDINANCE AMENDMENT REVIEW SHEET

Amendment: C20-2014-028 Parkland Dedication

Description: Consider an ordinance amending City Code Title 25 related to parkland dedication and associated parkland fees.

Proposed Language: See attached draft ordinance.

Summary of proposed code changes:

- Uses the current level of service for neighborhood parks of 9.4 acres per 1,000 instead of 5 acres per 1,000 residents designated in 1985
- Establishes a formula for fee in-lieu of land and a fee for park development to reflect current park costs
- Incentivizes recreation on infill lots by allowing private common open space, if designed for active uses and open to the public, to count toward parkland dedication and allows credit for amenities constructed
- Removes some exemptions created in 1985 that are obsolete and difficult to administer

Background:

On December 11, 2014, City Council passed Resolution No. 20141211-219 initiating amendments to City Code Chapter 25-1, Article 14 (*Parkland Dedication*) and approving staff's calculation methodology as found in the Parkland Dedication Fee Methodology Report ("Report") issued by staff on November 19, 2014. The resolution directed the City Manager to develop a draft ordinance implementing the Report's recommendations.

The "Report" responded to Council's prior direction in Resolution No. 20140807-093 directing the City Manager to evaluate the City's current approach and methodology for parkland dedication. The "Report" concluded that the existing parkland dedication ("PLD") fee does not cover costs for acquiring and developing parkland, and that the current formula for determining the amount of land to be dedicated is insufficient to maintain the current quality of life in Austin.

Stakeholder roundtables and public meetings were held between October 2014 and January 2015 and input was incorporated into the draft amendments. The Planning Commission voted unanimously to recommend the ordinance on June 23, 2015. The Parks Department held another stakeholder roundtable on August 28, 2015 to continue discussions and receive feedback on the draft ordinance.

Staff Recommendation:

The ordinance included in backup is the draft that was presented to Planning Commission with a few non-substantive corrections. Additionally, the ordinance includes a revision to proposed Section 25-1-607 (*Fee Payment and Expenditure*) that would allow fees paid in-lieu of parkland dedication to be used for recreational amenities if land suitable for parkland dedication is not available for purchase within one year.

Staff recommends that Council adopt the ordinance.

Board and Commission Actions

November 18, 2014: Parks and Recreation Board. Fee calculation method approved.

May 27, 2015: City Council Open Space Committee. Draft ordinance amendment presented with opportunity for public comment. Lack of quorum/No action taken

June 23, 2015: Planning Commission. Approved Unanimously

Council Action

August 14, 2014: Council directed the City Manager to report and provide analysis and recommendation for adjustment of the parkland dedication fee and conduct a comprehensive review and make recommendations for revisions to the existing Parkland Dedication Ordinance

December 11, 2014: Council passed a resolution adopting the proposed new fee methodology and initiated a parkland dedication code amendment

August 6, 2015: Public Hearing set by City Council

September 17, 2015: Public Hearing at City Council

Ordinance Number: N/A

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