

ORDINANCE NO. 20170810-029

AN ORDINANCE SETTING THE CALENDAR YEAR 2018 RATE OF ASSESSMENT FOR THE SOUTH CONGRESS PRESERVATION AND IMPROVEMENT DISTRICT WITHIN THE CITY OF AUSTIN AND APPROVING A CALENDAR YEAR 2018 ASSESSMENT ROLL FOR THE DISTRICT.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. The Council finds that:

- (A) Chapter 372 of the Texas Local Government Code authorizes the creation of the Public Improvement District (District).
- (B) On October 16, 2014, the City Council passed a resolution, which approved the creation of the District in accordance with its findings.
- (C) The Council finds that the assessment roll attached as Exhibit A, and incorporated in this ordinance, is necessary to fund improvements and services provided through the District.

PART 2. The South Congress Preservation Improvement District assessment rate for calendar year 2018 is set at twenty cents per \$100.00 of property value. Property value is determined by the Travis Central Appraisal District appraisal, subject to an amendment to an assessment made by Council after a hearing.

PART 3. The Council directs that the assessment roll attached as Exhibit A be filed with the City Clerk. The following property shall be excluded from the roll and exempted from payment of the assessment:

- (A) City property used for a public purpose;
- (B) property owned by the County, or a political subdivision of the State of Texas and used for a public purpose;
- (C) property exempt from taxation under Section 11.20 (*Religious Organizations*) of the Texas Tax Code;
- (D) property used exclusively for school purposes, as identified by the Travis Central Appraisal District records;
- (E) property owned by an association engaged in promoting the religious, educational, or physical development of boys, girls, young men, or young women operating under a state or national organization and used exclusively

for that purpose, including property owned by the Austin Independent School District;

- (F) property owned by an institution of purely public charity, as identified by the Travis Central Appraisal District records;
- (G) property used primarily for a recreational, park, or scenic purpose during the calendar year immediately preceding the effective date of this ordinance;
- (H) property owned by a utility that is located in public streets or rights-of-way;
- (I) property used as a residence that fits the definition of a homestead in Section 41.002 of the Texas Property Code; and
- (J) a hospital.

PART 4. Property designated by the City as "H" Historic is assessed on the basis of the value prescribed in Section 11-1-22 of the City Code (Determination of Exemption Amount).

PART 5. The provisions of this ordinance are severable. If any provision of this ordinance or its application to any person or circumstances is held invalid, the invalidity does not affect other provisions or applications of this ordinance.

PART 6. This ordinance takes effect on August 21, 2017.

PASSED AND APPROVED

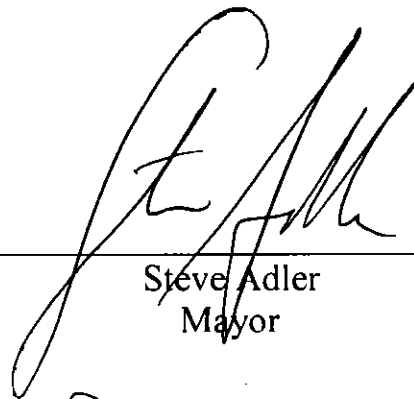
_____, August 10, 2017

APPROVED:



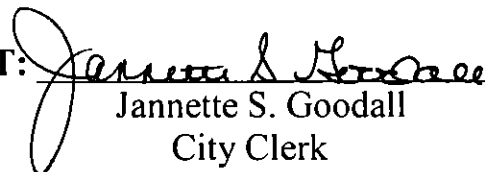
Anne L. Morgan
City Attorney

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Steve Adler
Mayor

ATTEST:



Jannette S. Goodall
City Clerk

Exhibit A

City of Austin South Congress Public Improvement District 2018 Certified Assessment Roll and Rate

PropID	Property Address	TCAD 2017 Taxable Value	2017 Taxable Value	2018 Assessment
100851	1200 S CONGRESS AVE	\$ 3,037,129	\$ 3,037,129	\$ 6,074.26
100852	1220 S CONGRESS AVE	\$ 5,044,730	\$ 5,044,730	\$ 10,089.46
282685	1423 S CONGRESS AVE	\$ 1,706,712	\$ 1,706,712	\$ 3,413.42
282686	1413 S CONGRESS AVE	\$ 850,753	\$ 850,753	\$ 1,701.51
282687	1401 S CONGRESS AVE	\$ 856,109	\$ 856,109	\$ 1,712.22
282695	1327 S CONGRESS AVE	\$ 2,729,989	\$ 2,729,989	\$ 5,459.98
282696	1325 S CONGRESS AVE	\$ 565,388	\$ 565,388	\$ 1,130.78
282697	1323 S CONGRESS AVE	\$ 305,735	\$ 305,735	\$ 611.47
282698	1321 S CONGRESS AVE	\$ 230,368	\$ 230,368	\$ 460.74
282699	1317 S CONGRESS AVE	\$ 535,000	\$ 315,650	\$ 631.30
282700	1315 S CONGRESS AVE	\$ 427,519	\$ 427,519	\$ 855.04
282701	1313 S CONGRESS AVE	\$ 442,933	\$ 442,933	\$ 885.87
282704	1303 S CONGRESS AVE	\$ 532,251	\$ 532,251	\$ 1,064.50
282705	1301 S CONGRESS AVE	\$ 133,253	\$ 133,253	\$ 266.51
283161	1711 S CONGRESS AVE	\$ 2,438,864	\$ 2,438,864	\$ 4,877.73
283163	1701 S CONGRESS AVE	\$ 905,176	\$ 905,176	\$ 1,810.35
283171	1603 S CONGRESS AVE	\$ 20,124,504	\$ 20,124,504	\$ 40,249.01
302142	105 W JAMES ST	\$ 271,275	\$ 271,275	\$ 542.55
302143	1300 S CONGRESS AVE	\$ 619,978	\$ 619,978	\$ 1,239.96
302144	1306 S CONGRESS AVE	\$ 621,540	\$ 621,540	\$ 1,243.08
302145	108 W GIBSON ST	\$ 5,685,178	\$ 5,685,178	\$ 11,370.36
302146	1316 S CONGRESS AVE	\$ 10,248,185	\$ 10,248,185	\$ 20,496.37
302154	1710 S CONGRESS AVE	\$ 1,228,000	\$ 1,228,000	\$ 2,456.00
302155	1712 S CONGRESS AVE	\$ 335,664	\$ 335,664	\$ 671.33
302157	1722 S CONGRESS AVE	\$ 2,800,000	\$ 2,800,000	\$ 5,600.00
302159	1704 S CONGRESS AVE	\$ 3,332,300	\$ 3,332,300	\$ 6,664.60
302165	1600 S CONGRESS AVE	\$ 1,317,727	\$ 1,317,727	\$ 2,635.45
302166	1604 S CONGRESS AVE	\$ 800,000	\$ 800,000	\$ 1,600.00
302167	1608 S CONGRESS AVE	\$ 248,851	\$ 248,851	\$ 497.70
302168	1610 S CONGRESS AVE	\$ 248,490	\$ 248,490	\$ 496.98
302169	1606 S CONGRESS AVE	\$ 746,010	\$ 746,010	\$ 1,492.02
302172	1612 S CONGRESS AVE	\$ 2,106,454	\$ 2,106,454	\$ 4,212.91
302179	1500 S CONGRESS AVE	\$ 853,175	\$ 853,175	\$ 1,706.35
302180	1504 S CONGRESS AVE	\$ 901,662	\$ 901,662	\$ 1,803.32
302181	1508 S CONGRESS AVE	\$ 1,136,412	\$ 1,136,412	\$ 2,272.82
302182	1512 S CONGRESS AVE	\$ 1,056,849	\$ 1,056,849	\$ 2,113.70
302183	1516 S CONGRESS AVE	\$ 661,242	\$ 661,242	\$ 1,322.48
302184	1522 S CONGRESS AVE	\$ 1,396,027	\$ 1,396,027	\$ 2,792.05

Exhibit A

City of Austin
South Congress Public Improvement District
2018 Certified Assessment Roll and Rate

PropID	Property Address	TCAD 2017 Taxable Value	2017 Taxable Value	2018 Assessment
302188	1400 S CONGRESS AVE B	\$ 11,899,110	\$ 11,899,110	\$ 23,798.22
302189	1412 S CONGRESS AVE	\$ 1,480,876	\$ 1,480,876	\$ 2,961.75
302190	1412 S CONGRESS AVE	\$ 1,825,941	\$ 1,068,355	\$ 2,136.71
874447	1711 S CONGRESS AVE	\$ 58,251	\$ 58,251	\$ 116.50
		\$ 92,745,610	\$ 91,768,674	\$ 183,537.36

South Congress PID 2018 assessment rate - \$0.20/\$100 valuation

I, Diana Thomas, CPA and Controller for the City of Austin, affirm and attest that this is a true and correct account of all assessments for the South Congress Preservation and Improvement District as of July 19, 2017 based upon data furnished to the City of Austin by the Travis County Central Appraisal District, supplement 149.



Diana Thomas, CPA, Controller, City of Austin