

Implementing inclusive and equitable public development services as a non-profit partner to the City of Austin

December 13, 2021 Urban Renewal Agency

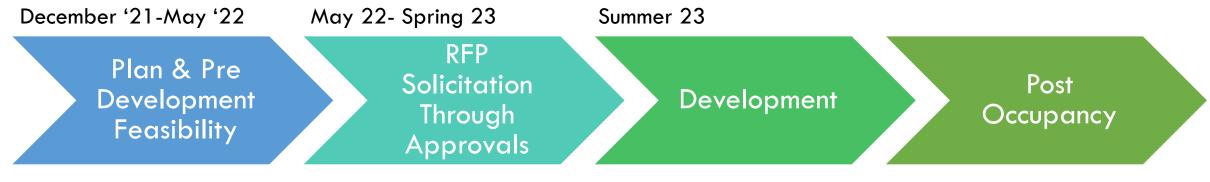
Urban Renewal District Blocks 16 & 18



Immediate Next Steps

Dates (from the Effective Date)	Project Phase	
Weeks 1 through 12 (3 months)	Establish Project Plan: Project planning, outreach manager hired, consultants secured	Dec 9 2021- March 9 2021
Weeks 12 through 24 (3 months)	Pre Development : Market research, market outreach, community engagement, feasibility, site diligence, draft Solicitation	March 9 1991-June 9, 2021
Week _24 through 36	Release Solicitation (RFP) : includessolicitation distribution, technicalassistance to respondents	
Weeks 36 through 48 (3 months)	Evaluation and pre-selection activities— technical analysis, facilitating committee review, and scoring.	
Weeks 48 through 72 (6 months) Week 76 through 88 (3 months)	Estimated transaction negotiationURA, AEDC and City approval andfinancial close ("Closing")	

Urban Renewal Agency | AEDC



AEDC:

- Community relations Manager hired
- Facilitate engagement plan, pre-dev feasibility & economic pre-analysis
- Complete Phase II
 environmental (with City)
- Draft RFP

URA:

- Summarize prior studies/community feedback
- Review proposed scope for engagement and feasibility
- Participate pre-development

AEDC:

- Issue RFP (URA Approval)
- Marketing for RFP
- TA for respondents
- Facilitate evaluation committee
- Transaction negotiations
- Facilitate URA/Council approvals

URA:

- Nominate Committee & Participate in Evaluation
- Review and Approve Developer (City Council Final Approval)

AEDC:

- Development support
- If applicable, Cultural Trust investment support

URA:

- Oversee development process through regular reports by AEDC
- Consider additional efforts to support district development activity

Transaction Fee

AEDC:

Asset Management for any City owned property (e.g. Ground Lease, Cultural Anchor)

URA:

District role to be determined

Asset Management Fee

Immediate Next Steps for Discussion

- Identify Designated Representative
- Form Partnership Working Group
- Develop Engagement Plan
- Develop Scope for Pre-Development Services
 - Summarize Prior Community Feedback-'initial program' (HPD)
 - Receive/review prior studies/zoning analysis (HPD)
 - Test-fit of program on Blocks 16+18-develop scenarios
 - Develop economic strategies/pro-formas aligned with scenarios
 - Updated district map with opportunity sites
 - Review district precedents (other Urban Renewal Districts)