

MINUTES OF THE CITY COUNCIL

CITY OF AUSTIN, TEXAS

Regular Meeting

September 8, 1966  
10:00 A.M.

Council Chamber, City Hall

The meeting was called to order with Mayor Palmer presiding.

Roll call:

Present: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Absent: None

Present also: W. T. Williams, Jr., City Manager; Dudley Fowler, Assistant City Attorney; Reuben Rountre, Jr. Director of Public Works; Robert A. Miles, Chief of Police

Invocation was delivered by REVEREND MURRAY JOHNSON, Asbury Methodist Church.

Mayor Palmer read a letter from Mr. Richard Baker, Attorney, withdrawing the following zoning application:

MRS. NORMA RODRIQUEZ	2700-2810 West 35th	From "A" Residence 1st
& PEARL M. ACRES	Street	Height & Area
	3500-3512 Exposition	To "LR" Local Retail
	Boulevard (undeveloped)	2nd Height & Area
		NOT Recommended by the
		Planning Commission

Councilman Long moved that the Council allow the withdrawal of this application. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilman LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

Pursuant to published notice thereof the following zoning applications were publicly heard:

UNIVERSITY CHRISTIAN CHURCH, ET AL By Kirk E. Williamson	704-706 West 28th Street	From "A" Residence 1st Height & Area To "O" Office 2nd Height & Area RECOMMENDED by the Planning Commission
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Councilman White moved that the change to "O" Office 2nd Height and Area be granted. The motion, seconded by Councilman Shanks, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been granted to "O" Office 2nd Height and Area and the City Attorney was instructed to draw the necessary ordinance to cover.

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TOM BRADFELD	500-512 West 24th Street (504 West 24th Street) 2401-2411 Nueces Street 2400-2404 San Antonio Street	From "C" Commercial 2nd Height and Area To "C" Commercial 4th Height & Area RECOMMENDED by the Planning Commission
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Councilman White moved that the change to "C" Commercial 4th Height and Area be granted. The motion, seconded by Councilman Shanks, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been granted to "C" Commercial 4th Height and Area and the City Attorney was instructed to draw the necessary ordinance to cover.

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WILLIAM DAY, JR. By Robert C. Sneed	Rear of 6307-6309 Cameron Road	From "GR" General Retail To "C-2" Commercial RECOMMENDED by the Planning Commission
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Councilman Long moved that the change to "C-2" Commercial be granted. The motion, seconded by Councilman White, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been granted to "C-2" Commercial and the City Attorney was instructed to draw the necessary ordinance to cover.

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EMMA ALICE GROTE

By Cy Miller

3209 West Avenue  
(3207 West Avenue)

From "BB" Residence  
To "O" Office  
RECOMMENDED by the  
Planning Commission

Councilman Shanks moved that the change to "O" Office be granted. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The Mayor announced that the change had been granted to "O" Office and the City Attorney was instructed to draw the necessary ordinance to cover.

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WALTER G. STROMQUIST      2301 Anderson Lane  
By Big Volume Perkins

From "A" Residence  
To "GR" General Retail  
RECOMMENDED by the  
Planning Commission

Councilman Long moved that the change to "GR" General Retail be granted. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The Mayor announced that the change had been granted to "GR" General Retail and the City Attorney was instructed to draw the necessary ordinance to cover.

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TERRELL TIMMERMANN      204 East 53rd Street

From "LR" Local Retail  
To "GR" General Retail  
RECOMMENDED by the  
Planning Commission

Councilman White moved that the change to "GR" General Retail be granted. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The Mayor announced that the change had been granted to "GR" General Retail and the City Attorney was instructed to draw the necessary ordinance to cover.

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JAMES S. THOMPSON  
& W. L. THOMPSON  
By John B. Selman

2803-2805 Hemphill Park

From "B" Residence 3rd  
Height & Area  
To "C" Commercial 3rd  
Height & Area  
RECOMMENDED by the  
Planning Commission

Councilman Shanks moved that the change to "C" Commercial 3rd Height and Area be granted. The motion, seconded by Councilman White, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been granted to "C" Commercial 3rd Height and Area and the City Attorney was instructed to draw the necessary ordinance to cover.

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MRS. JEWELL G. BENNER  
By Hub Bechtol

2101 Oldham Street  
800-804 East 21st Street  
Additional Area  
806-810 East 21st Street  
2100 Swisher Street

From "BB" Residence 2nd  
Height & Area  
To "C" Commercial 2nd  
Height & Area  
RECOMMENDED by the  
Planning Commission

Councilman LaRue moved that the change to "C" Commercial 2nd Height and Area be granted. The motion, seconded by Councilman White, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been granted to "C" Commercial 2nd Height and Area and the City Attorney was instructed to draw the necessary ordinance to cover.

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W. R. REID and  
W. L. MAYFIELD  
By Bryant-Curington,  
Inc.

Tract 1  
8714-8728 Balcones Drive  
Tract 2  
8616-8632 Balcones Drive  
Tract 3  
8600-8608 Balcones Drive  
Tract 4  
8730-8738 Balcones Drive  
Tract 5  
8800-8932 Balcones Drive  
3501-3735 Old Burnet Road

From Interim "A" Residence 1st Height & Area  
To "C" Commercial 1st Height & Area  
Planning Commission  
RECOMMENDED "C" Commercial for Tract 5 with 60' "O" Office buffer strip on western edge  
NOT Recommended by the Planning Commission for Tracts 1,2,3 & 4  
RECOMMENDED "GR" General Retail with 30' "O" Office buffer strip on western edge

MR. THOMAS WATTS representing the applicant, accepted the recommendation of the Planning Commission. MR. SCHUMACHER, 8608 Camelia Lane, asked information, as he had not received notice, due to his name not being on the current tax roll. He spoke also for his neighbor at 8609 Camelia Lane. It was pointed out, regarding the Missouri Pacific Boulevard, that the City had an option to purchase the right of way from Mr. Mayfield. MR. RICHARD BAKER, Attorney for the applicants, said Mr. Mayfield had filed a covenant that no filling station could be erected on the two corner lots. MR. WILLIAM O. DOCTORMAN represented the purchaser of the property, stating they were in agreement with the recommendation and covenants, etc. Councilman Long moved the zoning change be granted as recommended by the Planning Commission. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been granted to "C" Commercial for Tract 5 with a 60' "O" Office buffer strip on the western edge, and granted to "GR" General Retail for Tracts 1, 2, 3 and 4 with a 30' "O" Office buffer strip on the western edge; and the City Attorney was instructed to draw the necessary ordinance to cover.

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CHARLES T. BROWNE  
MRS. OZEIMA S. HOLT

3401-3507 South 1st Street  
502-516 Alpine

From "A" Residence  
1st Height &  
Area  
To "C" Commercial  
2nd Height &  
Area

NOT Recommended by  
the Planning Com-  
mission  
RECOMMENDED "LR"  
Local Retail 1st  
Height & Area for  
portion lying west  
of southerly exten-  
sion of line between  
lots 26 & 27, Blk. 4,  
Brinwood, Sec. 4

MR. RICHARD BAKER represented the applicant for the change of zoning of the five acre tract at South 1st and Alpine, stating "LR" Local Retail would be acceptable on the portion the Planning Commission had recommended "LR" Local Retail, but they would object to the remaining 300' being left "A" Residence 1st Height and Area, and asked that this area also be zoned "LR" Local Retail instead of the "C" Commercial 2nd Height and Area as originally requested. No possible use could be made of the rear 300' as "A" Residence, and he showed on a map the various commercial zonings in the vicinity, and pointed out the changing character of this area. Even if "B" Residence were granted, it would not provide as reasonable control as "LR" Local Retail. MR. BUFORD STEWART, representing Mrs. Holt, his sister, said the property is for sale, and "LR" Local Retail zoning would be consistent with the development on South 1st Street. MR.

DEXTER McCARTY, 906 South 1st favored this change as it would be good for South Austin. MRS. L. S. BOLIEU, 3504 South 1st, opposed the commercial zoning of this tract. She made a complaint of the traffic hazard on South 1st Street due to the hill, stating they could not get out of their drive safely and that trucks were using South 1st now. She saw no need for commercial in this vicinity, and suggested this area be left for the new Post Office. Councilman White stated according to his information the Post Office tract would need eight or ten acres. Discussion of a street indicated on a plat was held. Mr. Baker stated the street was never laid out, but only discussed, and Mrs. Holt had no intention of developing a street through the tract. The Chief of Plan Administration said this street was based on the commitment of the developer that he would leave Filbert Drive open in the area for two years and there is still another year to go on that agreement. Opposition was expressed by Mrs. C. H. Nolen, 410 Alpine; Mrs. Herman Groos, 411 Alpine, and Mrs. Richard Howard as they desired the area to be left residential. Mr. Dexter McCarty called attention to the need of a traffic light at the corner of South 1st and West Mary. After discussion, Councilman Shanks moved that the change be granted to "LR" Local Retail 1st Height and Area for the entire tract. The motion, seconded by Councilman White, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been granted to "LR" Local Retail 1st Height and Area for the entire tract and the City Attorney was instructed to draw the necessary ordinance to cover.

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MARIE B. MARTIN,  
ET AL

619-623 West 38th Street  
3708 Ronson Street  
3709 King Street

From "A" Residence  
To "O" Office  
NOT Recommended by the  
Planning Commission

The Chief of Plan Administration stated the only problem in this zoning was the right of way, and Mrs. Martin was willing to provide the necessary amount. This property is in an estate and she has to contact several interested parties. After discussion, Councilman Shanks moved the requested zoning be granted subject to acquiring the right of way. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been granted "O" Office subject to acquiring the right of way and the City Attorney was instructed to draw the necessary ordinance to cover.

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L. H. SPRADLING  
By Billy Zidell

1027 East 45th Street  
4414-4416 Clarkson  
Avenue

From "A" Residence  
To "B" Residence  
NOT Recommended by the  
Planning Commission

MR. TOM BLACK, Attorney, represented the applicants. MR. ZIDELL stated

he wanted to purchase the property to make it into a parking lot to relieve the parking problem in connection with the apartment development. Councilman Long asked if he would tie this down so that this lot could never be used for apartment development. MR. ZIDELL stated his purpose for acquiring this property was to relieve the parking situation. Property adjacent to this may be up for sale; and ten years later there might be another use. He would not have any objection to such restriction for a reasonable length of time, but he would not want to tie it up forever. Councilman White asked how many cars this tract would care for. Mr. Zidell said about 40 or 50 cars could be parked there, and that would take much parking off of Clarkson and Bennett. Opposition to the change of zoning was expressed by MR. W. C. CAGLE, 1023 East 45th, representing also MRS. B. J. ORMAND, 1025 East 45th, stating the whole block had been eliminated as good property for homes, as some of the element living there has no consideration for anyone. If the parking lot is next to their homes, there will be 50 cars going in and out shining their lights, blowing their horns at all hours of the night. A petition with signatures of 50 people was submitted at the Zoning Committee hearing, protesting this zoning. MR. J. J. WARMINSKI, 1031 Ellingson Lane protested, and spoke for Mr. Joseph who backed up to this lot. MRS. SPRADLING stated 45th had brought the cars in there and there is a lot of traffic. Before the apartment was built, the whole block was one of weeds 6' high. The development had improved the property around there. Councilman LaRue stated he certainly wanted to look at this property. Councilman Long stated the area, since the Hancock Center development, had been struggling to stay residential, and she thought it would be a mistake to change the zoning. The Mayor stated the Council would go look at this area and give an answer as soon as possible.

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SOPHIA WENDLANDT  
ESTATE, By Walter  
Wendlandt

3011-3319 West 35th Street From "A" Residence  
3303-3425 Maywood Avenue To "BB" Residence  
3302-3416 Maywood Avenue NOT Recommended by the  
3008-3102 Warren Street Planning Commission  
3009-3103 Warren Street  
3303-3417 Pecos Street

MR. WALTER WENDLANDT represented the applicant, stating they applied for "BB" Residence zoning which would provide 127 units. At present 66 duplex units could be built on this tract. The Wendlandt Estate had agreed to dedicate additional right of way for widening Pecos Street, and are agreeable to relocating the two streets, dedicated in 1918, to the periphery of the property. Mr. Wendlandt noted there were no apartment projects in the Casis School district, and there is a market in that area for luxury apartments. He outlined the various requests for zoning changes in this area. Mr. George McDonald filed for a zone to permit a service station and Mr. Clint Small filed on the same property for a zone for a high-rise condominium. The objections to this were based on the height of this proposal. The application today is for only two story apartments. Gene Naumann had the corner lot zoned for the sale of beer. Mr. Wendlandt said the apartment would not affect the property any more than the grocery store had, but it would be an improvement as the property now is being used as a dumping ground. The land is very valuable land, and it will have a quality apartment development where over \$2,000,000 could be added to the tax rolls. Opposition was expressed by MR. WILLARD FERRICK, 3300 Scenic Drive, for himself and his in-laws the E. J. Heiligenthals at 3310 Pecos, stating the interest in this zoning was very keen. These people who built in the area did so with the understanding it would be a residential neighborhood of very expensive homes, and these people should have consideration. He stated it was

unfortunate the Zoning Code permits duplexes on property of this type and the Code is in error when the residents are faced with the possibility of a vindictive act against them to place duplexes on valuable property. The Code should have some type of protection for this type of area. Mr. Ferrick's main opposition was to the possible spread of apartment houses. MR. ROBERT C. McCREARY, Clark, Thomas, Harris, Denius, & Winters, representing people on Timberwood Circle, stated there was a petition signed by about 40 people in this area in opposition. He stated Mr. McDonald had developed the area with homes in the \$50,000-\$95,000 price range. Property owners along Balcones were contacted also. Mr. McCreary said MR. LLOYD LOCHRIDGE had represented people to the east of the property. The opposition is not limited to any one area. When Mr. McDonald tried to have his property changed, it was stated this property was to be kept low density to medium residential. Relying on this policy, he developed Timberwood, a very nice neighborhood of high value homes. The zoning for the grocery store across the street was put into effect in 1938; later zoned "C-1" Commercial. The duplexes if developed with the 66 units would have 99 cars; 137 apartments would have 200 cars coming in and out on Pecos a 50' street. The Master Plan calls for low density residential property in this location. Mr. Jim Frederick, Appraiser, is building down on Pecos and he stated at the zoning hearing that this change would adversely affect property values. George McDonald opposed the change of zoning.

MR. LOUIS KUBECKER, owner of five acres to the south of this tract objected. If "BB" Residence were granted Mr. Whittington would have to develop his tract with apartments. Other developers, Brown, Bowman & Sims, would be confronted with apartments abutting up to their beautiful area, and he too planned to subdivide his property in an acceptable manner in which Brown, Bowman & Sims had theirs. MR. WILLIAM PICKENS, owner of Lot 10, Timberwood, intended to build his home on this lot by the creek as it could be developed into something very beautiful. MR. DAN DRISCOLL and MR. WILLIAM J. WISE both expressed opposition to anything other than residential property. MR. WENDLANDT stated the deed records placed on Timberwood were very restrictive, except on Lots 10, 11 and 12 where multi-residence use could be made of those lots. Mr. Wendlandt agreed to limiting the number of units on his tract to 100. Councilman White asked that the Council go make an on site inspection of this area. The Council postponed action until it could make an on site inspection of the area.

NASH PHILLIPS &  
CLYDE COPUS  
By John Selman

4304-4308 Clarkson Avenue  
1037 East 44th Street

From "A" Residence  
To "B" Residence  
TIE VOTE ON MOTION TO  
DENY by the Planning  
Commission  
NO Recommendation

Mr. John Selman represented the applicants stating this particular area on Airport Boulevard and Interstate 35 is in the hub of new commercial in Austin, and pointed out the existing and proposed shopping centers. He stated this request was for zoning to permit a six unit apartment house with 16 off-street parking spaces, and he showed an architectural drawing of these units. This type of development would be a buffer between the railroad and commercial, and the single family residential area. This development would protect the interior of that neighborhood and serve some usage of this land in this unique spot. MRS. PAUL WALLEN'S protest was based on the horrible parking situation and noise. MR.



J. J. WARMINSKI said to put in an apartment with the parking problems already present, would be adding only more problems. Opposition was expressed by MRS. SASSMAN and L. L. ROBERTS asking that the area be left as residential. Mr. Selman stated a fence would be constructed to protect the neighbors and that parking would be in the front of the units on Clarkson. He discussed various aspects of the development with the property owners. Mr. Selman said he would be glad to submit a letter of restriction that the units would be only one story in height. Councilman Long stated this would be a spot zone, as there is absolutely no "B" Residence within the four blocks. There are two blocks solid without any "B" Residence zoning. Mr. Selman stated within a block and a half there was the largest community center in the City. The Mayor announced the Council would go look at this tract and the surrounding area. The Council postponed action until it could make an on site inspection of the area.

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ESTHER N. CROW,  
ET AL  
By Richard Baker

1810-1814 West 35th Street

From "LR" Local Retail  
1st Height & Area  
To "LR" Local Retail  
2nd Height & Area  
NOT Recommended by the  
Planning Commission

Mr. Richard Baker represented the proposed purchaser of the three lots, and stated Mr. Robert Potts would represent the owner of one of the lots. Mr. Baker said the contract was entered into months ago, subject to "LR" Local Retail 2nd Height and Area zoning. The intended use was for a small strip shopping center, with apartments on the second story. It is possible now that the property would be developed fully as an apartment complex. It is not economical to construct apartments in "LR" Local Retail 1st Height and Area. On the requested zoning they could place 28 apartments. Councilman Long expressed concern about the reduction in the 25' set back under 2nd Height and Area, stating she was opposing a 10' setback. Mr. Baker said they could not set back 25' and erect the number of units necessary for an economic development on the tract. The purchaser had advised Mr. Baker he could build the 28 units and comply with the off street parking under "LR" Local Retail 2nd Height and Area. It was felt the 1st Height and Area now existing on 35th Street is effectively restraining the development because there is not sufficient depth to justify the purchase and use as authorized under First Height and Area. Councilman Long asked if there were a possibility that the thoroughfare would come through this area. The Chief of Plan Administration stated there were alternate locations: one to use the present 35th and the latest location was through the block between 35th and 34th Streets; which would not affect the subject property. MR. ROBERT POTTS stated Mrs. Crow owns the center lot of the three. Flanking lots are occupied by old frame residences. It is clear West 35th Street is developing as a high traffic carrier, as a business center in the neighborhood, and with a high density occupancy use. He asked that the reasonable prospective use of the property on a higher density be considered and that 2nd Height and Area be granted. Councilman Long stated the whole block should have a 25' set back for visibility. Mr. Potts stated apartment building had found the use of the front portion of the land was best for the off street parking and that would automatically require a building to set back more than 10'. Mayor Palmer stated the Council wanted to make an on site inspection of this tract of land also. The Council postponed action until it could make an on site inspection of the area.

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KIRK E. WILLIAMSON

1100-1126 Reinli Street  
5801-5833 Sheridan  
AvenueFrom "B" Residence 2nd  
Height & Area  
To "C" Commercial 2nd  
Height & Area  
NOT Recommended by the  
Planning Commission

Mr. Williamson stated the money market had made it impossible for him to construct apartments on this tract, and his best use would be for a shopping center, similar to Jefferson Square, a speciality type. He stated he had filed a letter accepting "GR" General Retail zoning. MR. LEE BUTLER, Manager of Capital Plaza Shopping Center, made inquiry about the use, as "C" Commercial would leave a wide range of activities, and they would like to know what the proposed development is to be. Mr. Williamson stated he did have inquiry from a chain restaurant for his center. He stated he wanted to amend the application to "GR" General Retail. The Mayor stated the Council would make an on site inspection of this tract. The Council postponed action until it could make an on site inspection of the area.

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EDGAR MONTGOMERY

1507-1509 Newning  
AvenueFrom "A" Residence  
To "B" Residence  
NOT Recommended by the  
Planning Commission

MR. MONTGOMERY asked for a change of zoning to "B" Residence for apartments, stating there would be plenty of off street parking under the building which would have more than a 40' set back. Mrs. O. G. (Lena) Moore objected, stating Newning Avenue was a very narrow street. She pointed out a discrepancy in the house numbers. The house numbering was explained. She urged that the area be maintained residential and that it not be burdened with traffic and parking problems. She listed a number of persons whom she was representing in asking that the zoning request be denied. The Council wanted to make an on site inspection of this area. The Council postponed action until it could make an on site inspection of the area.

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DEXTER McCARTY

906 South 1st Street

From "A" Residence  
To "GR" General Retail  
NOT Recommended by the  
Planning Commission

Mr. McCarty stated the property was sold if the zoning were changed. He pointed out South 1st Street was a heavily travelled street, and there is a high power line on South 1st. The zoning is asked so that a motor repair shop could be located there. The operator would not have drop-in business, but would pick up the motors to be repaired. The Chief of Plan Administration stated the size of the property was the main objection. The Council wanted to go by and look at this area. Mr. McCarty asked for a light on South First and West Mary. Councilman White directed him to the Traffic and Transportation Department. The Council postponed action until it could make an on site inspection of the area.

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O. C. HARDIN

1220 East 52nd Street  
5200-5204 Lancaster CourtFrom "BB" Residence  
To "O" Office  
NOT Recommended by the  
Planning Commission

No one appeared to be heard in this instance. The Mayor suggested Mr. Hardin be notified to come in. It was pointed out this was a spot zoning.

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H. D. PRUETT, JR.

402-404 East 16th Street

From "B" Residence 2nd  
Height & Area  
To "O" Office 2nd  
Height & Area  
RECOMMENDED by the  
Planning Commission

It was pointed out this was in the Urban Renewal Area. Mr. Pruett said he wanted to sell the property to an Architect for his office, and "O" Office was a very reasonable request. He would not be able to sell the property without zoning. Councilman Long stated the Council was going to look at several pieces of property and it would go by and look at this and let him know later.

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G. H. LOCKHART  
By J. Malcolm  
RobinsonRear of 8833-8843 North  
Lamar Boulevard  
507 Jan CourtFrom "B" Residence  
To "C" Commercial  
NOT Recommended by the  
Planning Commission

MR. HARVEY MARKS, 502 Oakley, stated this was to be a residential area and the 45' strip was a buffer, should be kept as a buffer and not have small construction on it. In answer to Councilman Long's inquiry, Mr. Marks stated sometimes the strip was mowed; but generally it was poorly kept. Councilman Shanks moved that the Council sustain the Planning Commission and deny the zoning. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been DENIED.

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WALTER G. STROMQUIST 2303 Anderson Lane  
By Big Volume PerkinsFrom "A" Residence  
To "GR" General Retail  
RECOMMENDED by the  
Planning Commission  
when Anderson Lane is  
made adequate

The Council granted the zoning on 2301 Anderson. Councilman Long moved that the Council deny the additional area, 2303 Anderson Lane, suggested by the

Planning Commission for consideration. The motion, seconded by LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the change had been DENIED.

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MR. BRYON HERRON said he bought a home in November of 1965; and in January he applied for a homestead exemption at the Court House. This summer he applied for a permit to wire his house, but the permit was denied on the basis of the Homestead Act. Because he was of single status he could not claim a homestead. The Assistant City Attorney stated this matter had come up before and suggested the Council go on record as approving a change in the ordinance to permit a single man to make wiring changes in the actual place of his home--not any other place. The City Manager stated for the purpose of the ordinance, "homestead" could be defined whereby a single man living on his property, his residence would be his homestead. Councilman Long moved that the Electric Code of the City of Austin be amended to define "homestead", for the purpose of a "homestead" owner's doing his own electrical work so that a single man or woman could do electric work on his actual residence, and that Mr. Herron be permitted to have a permit today. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

Councilman White moved that MR. DONALD HALL be heard. The motion was seconded by Councilman LaRue. Roll call showed a unanimous vote.

MR. HALL, Sanitation Department, spokesman for a group also from the Sanitation Department, stated they were declared fired this morning on the job when they issued a statement about problems they were concerned about, the main thing was their salary where they wanted 50¢ an hour across the Board. If they had been fired, he stated they were there to get their money; if not, they were here to talk about it. Councilman LaRue asked if he were aware that there was a wage increase, not promised, but in the offering of some 23%. Mr. Hall acknowledged hearing about the raises, but did not know what they were. The Mayor listed the present rate and proposed rate for the drivers, under Group III -- \$1.26 to \$1.60 and the rate effective October 1st -- \$1.44 to \$1.79. For a driver in pay group V, the present rate is \$1.50 to \$1.96; and the new rate will be \$1.61 to \$2.09. The Director of Public Works reported on his meeting with the personnel and his asking them to go back to work this morning until something could be worked out or attended to, and their refusing. He had then informed them they were suspended as of Wednesday afternoon. The Assistant City Attorney explained the procedure set out in the Personnel Policies which are provided for by Charter for any employee to present any grievance. The City Manager reviewed the channels to be taken in presenting complaints. Mayor Palmer told the group that the Council was in the process of adopting a budget in which salary increases were contemplated, and the budget hearing was scheduled for next Thursday.

He asked that the men return to work. Mr. Hall stated the men wanted fifty cents an hour across the board now. The City Manager distributed copies of their written request to the Director of Public Works setting out what they wanted:

- No. 1 A decent salary.
- No. 2 50¢ an hour across the board increase
- No. 3 Three men on a truck
- No. 4 Anytime there are not three men on a truck, time and a half should be paid each employee for that shortage.
- No. 5 If a Holiday comes within an employee's vacation time, he should be given this day.

The City Manager, referring to Item No. 3, stated normally three men were on a truck; but during times of more than normal amounts of illness or absence, whether it is sickness or not, there are not enough extra men to assure three men to a truck and sometimes there are only two. As to Item No. 5, the men receive the extra vacation day, but not during their vacation. The day is set up as a credit to be taken later in the year after the scheduled vacations are over. The request included all men in the Sanitation Division, but Mr. Hall was speaking only for the drivers and helpers.

The City Manager pointed out the situation was there was no garbage being picked up, and there were two problems--what could be done about the request, and what can be done about the garbage pick up.

Councilman LaRue, referring to the written request submitted, stated as far as he was concerned, he could not answer all of these now, having just received them about three minutes ago, nor could they be answered in 10 or 15 minutes, as they were going to require some study.

Mr. Hall stated they would give some time, because in the mean time they would not go back to work. The Assistant City Attorney asked if he did not want to call off the strike. Mr. Hall answered this was a protest.

Mr. James W. Howard said he had been with the Sanitation Department eleven years. The first of their grievances was money and they were short handed.

Mayor Palmer asked if there were any at the yards wanting to go to work. Mr. Howard replied this group did not stop anyone from going to work; and anybody who wanted to drive a truck off the yard was welcomed to do so.

Councilman Long asked Mr. Howard if he had any grievances other than these. Mr. Howard stated that lined them up--the first thing they needed was money; the second was help.

Councilman Shanks asked the men to be fair enough to go on back to work until the Council had some time to look into this matter. The Mayor asked them to go talk to the men and come back to the Council at 3:30 P.M. At 3:30 P.M. the group returned, and Mr. Hall reported the group had all decided to stay with the 50¢ an hour increase across the board. Mayor Palmer asked the Assistant City Attorney to brief the Council on laws that covered work stoppages of this type. The Assistant City Attorney reviewed the statute dealing with work stoppages, strikes, or union activities relative to the State, County, or municipality or other subdivisions, and the provisions that it was against public policy for any individual to strike against one of these public agencies, and that none of these

public entities could bargain collectively and the effects such strike or work stoppage would have on the individual. He also reviewed the portion of the Personnel Policies and the effects upon the employees' vacation or sick leave time. The Assistant City Attorney stated this was an organized work stoppage; these people are acting in concert and have stated they are stopping work. He said if the employees would return to work in the morning, they could, and work out their two weeks so they would be entitled to their sick time and vacation time. He stated under the Personnel Policies these people are entitled to be fully advised of what it will mean to them and what it would cost them in the terms of vacation time or sick leave if they quit right now. The Director of Public Works reported the group had been informed of the provisions of the Personnel Policy by him, by the General Superintendent, Mr. Perry; and by the General Foreman, Mr. Saunders. MAYOR PALMER asked definitely if all of the 70, 80 or 90 people had been properly informed. It was stated they had been informed. It was asked again if this were explained and if the other men all understood it. Mr. Howard answered "Yes". Councilman LaRue suggested that someone go back to the yard and make certain all understood.

COUNCILMAN LONG announced she did not believe the 50¢ an hour plus the \$1.44 could be paid, and there are some 3,500 to 4,000 other city employees to consider. MR. LEROY CLARK recalled when the Fire Department and Police Department had raises, the Sanitation Department did not receive any increase; and that he had not received a raise in three years. MAYOR PALMER stated the last general pay increase was in 1964, and a little after the Police and Fire Departments were increased, and everyone else received a raise at that time. COUNCILMAN WHITE inquired if he were getting his merit increases. Mr. Clark said he had not received any merit increases; MR. HOWARD stated he had been getting a few. COUNCILMAN WHITE told the group he thought they were a little high on their demands, and listed the increases they would receive under the new pay rate.

COUNCILMAN LONG checked with MR. HALL, MR. HOWARD, MR. CLARK, MR. BYRD, MR. HOLLY and others on the hourly rate they would be making with the 50¢ an hour added, and tried to find a comparison perhaps with bus drivers, to compare with what was being paid in other cities and industries. COUNCILMAN LaRUE pointed out there were hundreds of employees making less than this group, referring particularly to the Licensed Vocation Nurses who were likewise in Group III. MAYOR PALMER discussed the fringe benefits which amount to 20%-26% and which would mean the Austin scale was not completely out of line with that of private industry or what others might be paying for a comparable job. He asked the Council Members if they would like to make any statement.

COUNCILMAN LaRUE said rather than being placed in a position of not having been given an opportunity to give this request the thought and study it merited, not only for the Sanitation Division, but for all of the rest of the citizens of Austin; he would not want to make any decision today.

COUNCILMAN LONG said she could not make a decision today; but she thought their situation ought to be re-evaluated. She stated she would hate to see these men jeopardize the health of the citizens and their jobs, and she wished they would at least give more time for trying to work out some answer. She said she would give this some study and see if it is possible to come above the increase that was offered in the budget, but she would not say today that it would be, because she would have to study it. It would not take long to do so, as the final hearing on the budget is just next week.

COUNCILMAN WHITE reiterated his statement that he believed they were a

little too high in their request, and that he was sorry but he could not go along on that today, as he was going to need some time to study this.

COUNCILMAN SHANKS stated he thought these gentlemen had gone about the matter wrong in the first place. Secondly, the Council not only had to think about these gentlemen, but also the citizens of Austin that have this garbage to be moved. He said if these gentlemen did not want to return to work tomorrow and get that garbage moved, it would be his position that their checks be written out and the City Manager be instructed to make ways and means to get the garbage moved; and that these employees be replaced.

MAYOR PALMER announced to the group that he took the same position the Council had taken, and they had the answer they wanted today. Whatever they decided to do, the Council would make its move.

Different members of the Council asked that this matter again be reviewed and explained to the men at the yard this afternoon.

Councilman White moved that the Minutes of the Meeting of August 25, 1966, be approved. The motion, seconded by Councilman Shanks, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

Councilman White moved that the Minutes of the Meeting of August 31, 1966, be approved. The motion, seconded by Councilman Shanks, carried by the following vote:

Ayes: Councilmen LaRue, Shanks, White, Mayor Palmer  
Noes: None  
Present but not voting: Councilman Long (as she was not present at this meeting)

Councilman White offered the following resolution and moved its adoption:

(RESOLUTION)

WHEREAS, a certain easement was granted to the City of Austin for public utility and drainage purposes, in, upon and across that portion of land lying between Lots 16 and 17, A. D. Stenger Subdivision, a subdivision of a portion of the Henry P. Hill League in the City of Austin, Travis County, Texas, according to a map or plat of said A. D. Stenger Subdivision of record in Book 5 at Page 99 of the Plat Records of Travis County, Texas; and,

WHEREAS, the owner of the above described property has requested the City Council of the City of Austin to release the hereinafter described portion of such easement; and,

WHEREAS, the City Council has determined that the hereinafter described portion of such easement is not now needed and will not be required in the future, SAVE and EXCEPT for the hereinafter described easements ten (10.00) feet in width, which are to be retained in the City for public utility and drainage purposes; Now, Therefore,

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

That the City Manager of the City of Austin be, and he is hereby authorized to execute a release of the following described portion of above described public and drainage easement, to-wit:

A strip of land fifty (50.00) feet in width and lying between Lots 16 and 17, A. D. Stenger Subdivision, a subdivision of a portion of the Henry P. Hill League in the City of Austin, Travis County, Texas, according to a map or plat of said A.D. Stenger Subdivision of record in Book 5 at Page 99 of the Plat Records of Travis County, Texas; SAVE and EXCEPT there is to be retained in the City, as a public utility and drainage easement all of that certain sanitary sewer easement ten (10.00) feet in width which is described in a deed of record in Volume 2565 at Page 651 of the Deed Records of Travis County, Texas, and which lies in, upon and across the tract of land described above and there is to be retained all of that certain public utility and drainage easement as dedicated by a map or plat of the Resubdivision of Lots 15 and 16, A. D. Stenger Subdivision, a subdivision of record in Book 17 at Page 9 of the Plat Records of Travis County, Texas.

The motion, seconded by Councilman Long, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

Mayor Palmer introduced the following ordinance:

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO ENTER INTO A CERTAIN CONTRACT WITH ANDRE ABBATE AND MIKE ARNN FOR THE APPROPRIATION OF MONEY PAID TO THE CITY OF AUSTIN UNDER SUCH CONTRACT; AND DECLARING AN EMERGENCY.

The ordinance was read the first time and Councilman Long moved that the rule be suspended and the ordinance passed to its second reading. The motion, seconded by Councilman Shanks, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The ordinance was read the second time and Councilman Long moved that the rule be suspended and the ordinance passed to its third reading. The motion, seconded by Councilman Shanks, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The ordinance was read the third time and Councilman Long moved that the ordinance be finally passed. The motion, seconded by Councilman Shanks, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The Mayor announced that the ordinance had been finally passed.



Mayor Palmer introduced the following ordinance:

AN ORDINANCE DECLARING THE NECESSITY FOR AND ORDERING THE PAVING AND IMPROVEMENT OF PORTIONS OF CERTAIN STREETS IN THE CITY OF AUSTIN, APPROVING PLANS AND SPECIFICATIONS FOR SUCH WORK, AUTHORIZING THE CITY MANAGER TO ADVERTISE FOR BIDS, DIRECTING THE PREPARATION OF ESTIMATES, INVOKING THE ALTERNATE PROCEDURE PROVIDED BY ARTICLE I, SECTION 5 OF THE CHARTER OF THE CITY OF AUSTIN AND CHAPTER 106 OF THE ACTS OF THE FIRST CALLED SESSION OF THE 40TH LEGISLATURE OF TEXAS, DETERMINING THAT THE COST OF SUCH IMPROVEMENTS SHALL BE PAID BY THE CITY OF AUSTIN, PROVIDING A METHOD OF REIMBURSING THE CITY OF AUSTIN FOR A PORTION OF SUCH COSTS BY ASSESSMENT OF A PORTION OF SUCH COSTS AGAINST THE PROPERTY ABUTTING SUCH STREETS OR PORTIONS THEREOF TO BE IMPROVED, AND FOR THE FIXING OF A LIEN TO SECURE PAYMENT OF SUCH ASSESSMENTS, STATING THE TIME AND MANNER PROPOSED FOR PAYMENT OF ALL SUCH COSTS, DIRECTING THE CITY CLERK TO CAUSE A NOTICE OF THE ENACTMENT OF THIS ORDINANCE TO BE FILED IN THE MORTGAGE OR DEED OF TRUST RECORDS OF TRAVIS COUNTY, TEXAS, AND DECLARING AN EMERGENCY. (East 51st Street)

The ordinance was read the first time and Councilman Long moved that the rule be suspended and the ordinance passed to its second reading. The motion, seconded by Councilman White, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The ordinance was read the second time and Councilman Long moved that the rule be suspended and the ordinance passed to its third reading. The motion, seconded by Councilman White, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The ordinance was read the third time and Councilman Long moved that the ordinance be finally passed. The motion, seconded by Councilman White, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the ordinance had been finally passed.

Councilman White offered the following resolution and moved its adoption:

(RESOLUTION)

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

That it hereby approves that amendment of that certain contract of the Austin Equal Citizenship Corporation dated July 7, 1966 so that Paragraph VII shall hereafter be as follows:

"VII. Staff Services and Compensation.

The primary term of this contract shall expire September 30, 1966, but it may be renewed from time to time or may be cancelled at any time by either party. City agrees to provide Agency its actual costs of providing the services herein described, including cost of rent, telephone, stationery, supplies, and clerical, stenographic and legal services, but the members of Citizenship Committee shall serve without compensation; and provided further that the City shall in no event be liable to provide Agency more than the sum of \$3,000.00 for services rendered unless City has previously agreed to provide such excess sum. It is expressly agreed that Agency shall remain entitled to contract with any other governmental agency, person, or corporation for the rendition of services which it is authorized to perform under its Articles of Incorporation without limitation; to accept and use gifts or contributions from other non-profit or philanthropic organization without limitation; or to accept and use other gifts or contributions not exceeding \$100 per person per year. The books of account necessary to verify the amounts due hereunder for this purpose shall be available for auditing and inspection by persons designated by City to do so at all reasonable times, and shall submit to the City Council such periodic reports upon the accomplishment of the objectives enunciated in Art. IV of Agency's Articles of Incorporation as Agency may deem proper, or as the City Council may request."

BE IT FURTHER RESOLVED:

That a copy of the foregoing new Paragraph VII be inserted in such contract and initialed on behalf of the City of Austin by W. T. Williams, Jr., its City Manager and forwarded to the Agency to be initialed.

The motion, seconded by Councilman Long, carried by the following vote:  
Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

Councilman LaRue offered the following resolution and moved its adoption:

(RESOLUTION)

WHEREAS, ad valorem taxes and penalties and interest incidental thereto on the hereinafter described property had heretofore become delinquent, and were unpaid; but

WHEREAS, Vernon L. Wilson and wife, Florence Wilson in consideration of the promise by the City of Austin, Texas, not to sue them for the collection of said delinquent ad valorem taxes, penalties, and interest, gave to the City of Austin a quitclaim deed of all their rights, title, interest, claims, and demands with respect to said property; and

WHEREAS, Mace Thurman, Sr., thereafter asserted that he is the true owner of said property and has since paid said delinquent taxes, penalties, and interest, the receipt whereof is hereby acknowledged, in consideration of the City of Austin's promise to quitclaim all its right, title, interest, claim, and demand in and to said property; Now, therefore,

## BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

That W. T. Williams, Jr., City Manager, be and he is hereby authorized and directed to execute a quitclaim deed on behalf of the City of Austin, quitclaiming to Mace Thurman, Sr., his heirs, assigns and successors in title, all right, title, interest, claim, and demand acquired by the City of Austin from Vernon L. Wilson and wife, Florence Wilson, heretofore mentioned, which appears of record in the deed records of Travis County, Texas, in Volume 3150, page 2106, to said property, which is described as follows:

Lots Fourteen (14) and Fifteen (15), Block Five (5) of Green Valley Subdivision, Section One (1), according to the map or plat of said subdivision recorded in Book 5, page 27, of the Plat Records of Travis County, Texas, and bearing the City of Austin Tax Parcel Numbers 2-0720-0108, and 2-0720-0109.

The motion, seconded by Councilman Long, carried by the following vote:  
Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Council had before it the approval of Open Space procedures on Decker Lake. The Assistant City Attorney explained some of the procedures on the Open Space program required an approval of a schedule of annual gross rentals which would be an average amount that an individual in a particular community would pay for shelter including utilities; and an approval of a relocation payment schedule. Part of the Open Space Program provides that where an individual is displaced by acquisition of open space land, the Government will make grants to pay these individuals for moving costs, and rentals based on the gross rental schedule. The figures used were compiled by the Urban Renewal Agency, and are the same relocation and payment schedules used by the Agency. This resolution will be the adoption of the schedule set up by the Urban Renewal Agency as follows: A room would be \$62.00 a month; a unit with one bedroom, average rental for this unit would be \$78.00; two bedrooms, \$89.00; three bedrooms, \$107.00; four bedrooms, \$123.00; and five bedrooms, \$140.00. Councilman LaRue pointed out this rent was up to \$500.00; \$2,500 for moving businesses. After brief discussion Councilman Long offered the following resolution and moved its adoption:

## (RESOLUTION)

WHEREAS, the City of Austin has contracted with the Austin Urban Renewal Agency for the provision of relocation services in accordance with Letter No. OS-5 in connection with Open-Space Application TEX-OS-8; and,

WHEREAS, the Austin Urban Renewal Agency has compiled a FIXED RELOCATION PAYMENTS SCHEDULE, (Exhibit A), and a SCHEDULE OF AVERAGE ANNUAL GROSS RENTALS FOR STANDARD HOUSING IN LOCALITY, (Exhibit B); and,

WHEREAS, such Exhibits A and B dated September 8, 1966 have been reviewed and found to be satisfactory and in keeping with existing Urban Renewal Relocation Payments Schedules for the City of Austin; and,

WHEREAS, the goals of the relocation program can best be carried out if claims for relocation payments are approved by the Executive Director of the Austin Urban Renewal Agency; and,

WHEREAS, Title VI of the Civil Rights Act of 1964, and regulations of the Housing and Home Finance Agency effectuating that Title, provide that no person shall, on the ground of race, color or national origin, be excluded from participation in, be denied from benefits of, or be subjected to discrimination in the undertaking and carrying out of Urban Renewal Projects assisted under Title I of the Housing Act of 1949, as amended; Now, Therefore,

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

That:

1. Exhibits A and B attached hereto be, and the same are hereby, approved.
2. The United States of America and the Housing and Home Finance Administrator be, and they are hereby, assured of full compliance by the City of Austin with regulations of the Housing and Home Finance Agency effectuating Title VI of the Civil Rights Act of 1964.
3. The Executive Director of the Austin Urban Renewal Agency is hereby designated to approve all claims for relocation payments. Actual payments to be made by the City of Austin.
4. There exists in the locality an adequate amount of decent, safe, and sanitary housing which is available to persons displaced as a result of the open space land project, at prices which are within their financial means, and which are not generally less desirable in regard to public utilities and public and commercial facilities than the dwellings of the displaced individuals and families, and it is the sense of this body that such displacees, if any, will be assisted in relocation by the Austin Urban Renewal Agency.

"EXHIBIT A"

Housing and Home Finance Agency  
URBAN RENEWAL ADMINISTRATION

Project Locality  
Austin, Texas

Project Name(s) Project  
Decker Lake Re- Number(s)  
creation Reserve TEX OS-8

FIXED RELOCATION PAYMENTS SCHEDULE

Instructions: Prepare original and 3 copies for HHFA if the Schedule is proposed for only one project. Prepare an additional copy for each additional project.

A. TYPE OF SUBMISSION AND APPLICABILITY OF SCHEDULE

- (X) This is the original Schedule and is proposed to apply to the project(s) identified above.
- ( ) This is an amended Schedule (amending the one approved by HHFA on \_\_\_\_\_ for the purpose of: (Date)
- ( ) Revising the fixed amounts of Relocation Payments.
- ( ) Adding additional project(s) to those covered by the previous Schedule. Such new project(s) is (are) numbered \_\_\_\_\_.
- ( ) Other (Explain)

B. REQUEST AND SCHEDULE

Approval is requested to pay to eligible individuals and families the fixed amounts of Relocation Payments indicated in the Schedule below. The amounts

indicated in the Schedule have been developed, and the Payments will be made, in accordance with the Regulations Governing Relocation Payments. Eligible individuals and families will be given the option to claim the applicable approved fixed amounts or reimbursement for actual moving expense and any direct loss of property.

## SCHEDULE

Item	Individuals and families owning furniture and occupying:							Individ-	Families
	1	2	3	4	5	6	7 <sup>1</sup>	uals not	not
	Room	Rooms	Rooms	Rooms	Rooms	Rooms	Rooms	owning	owning
	(a)	(b)	(c)	(d)	(e)	(f)	(g)	Furni-	Furni-
								ture	ture
								(h)	(i)
1. Proposed fixed amount of Relocation Payment	\$9.00	\$18.00	\$27.00	\$36.00	\$45.00	\$54.00	\$63.00	\$5.00	\$10.00
2. Lowest normally available moving cost per hour	\$9.00	\$ 9.00	\$ 9.00	\$ 9.00	\$ 9.00	\$ 9.00	\$ 9.00		
3. Average (i.e., median) number of hours required	1	2	3	4	5	6	7		

<sup>1</sup> Attach separate sheet and continue Schedule if provision is to be made for individuals and families occupying more than 7 rooms.

- C. BASIS FOR PROPOSED FIXED PAYMENTS (Explain in sufficient detail to justify how the amounts proposed in the Schedule were determined, including the source of the amounts for lowest normally available moving cost per hour and the basis for the estimated average number of hours required. Use additional sheets if needed.)

Basis of fixed payment same as used by the Urban Renewal Agency as approved October 10, 1963. After conference with the Urban Renewal Agency this schedule for fixed payment is current.

Submitted by:

September 8, 1966  
(Date)

\_\_\_\_\_  
(Signature of authorized officer)

City of Austin, Texas

City Manager  
(Title)

SPACE BELOW FOR USE OF HHFA

## D. APPROVAL

Approval is granted to the Local Public Agency identified above to pay, in accordance with the Regulations Governing Relocation Payments and on the

September 8, 1966

basis indicated in Block B, the fixed amounts of Relocation Payments indicated in Line 1 of the Schedule for expenses and losses incurred on or after the date of this approval for the project(s) identified above, except as provided for below:

## HOUSING AND HOME FINANCE ADMINISTRATOR

By

(Date)

Regional Director of Urban Renewal,  
Region \_\_\_\_\_

## "EXHIBIT B"

Housing and Home Finance Agency  
URBAN RENEWAL ADMINISTRATIONProject Locality  
Austin, TexasSCHEDULE OF AVERAGE ANNUAL GROSS RENTALS  
FOR STANDARD HOUSING IN LOCALITY

Project Name(s) Project Number(s)

Decker Lake Re-  
creation Reserve  
Open Space

TEX OS-8

Instructions: Prepare original and 3 copies for HHFA if the schedule is proposed for only one project. Prepare an additional copy for each additional project. Prepare 2 additional copies if LHA concurrence in the schedule is required.

## A. TYPE OF SUBMISSION AND APPLICABILITY OF SCHEDULE

- (X) This is the original schedule and is proposed to apply to all projects being carried out by the LPA, as identified above.
- ( ) This is an amended schedule (amending the one approved by HHFA on \_\_\_\_\_) for the purpose of : (Date)
- ( ) Revising the amounts of the average annual gross rentals.
- ( ) Adding additional project(s) to those covered by the previous schedule. Such new project(s) is (are) numbered \_\_\_\_\_.
- ( ) Other (Explain)

B. REQUEST AND SCHEDULE (Attach a statement explaining in detail how the amounts shown on the schedule were derived. In localities where a PHA-approved schedule is being used by the LHA, and the LPA proposes to adopt that schedule, the statement shall so indicate, and no further explanation of how the amounts were derived is required.)

Approval is requested of the following schedule of average annual gross rentals, including utilities (as defined in Urban Renewal Manual, Section 16-3-2), for a decent, safe, and sanitary dwelling of modest standards in the locality. The schedule will be used in determining the amount of the Relocation Adjustment Payment to be made to families and elderly individuals who are eligible for the payment, in accordance with the Regulations Governing Relocation Payments.

SCHEDULE OF AVERAGE ANNUAL GROSS RENTALS REQUIRED IN LOCALITY  
FOR DECENT, SAFE, AND SANITARY DWELLING OF MODEST STANDARDS

0 Bedrooms

(Housekeep-  
ing Unit)

1 Bedroom 2 Bedrooms 3 Bedrooms 4 Bedrooms 5 or more Bedrooms

\$744.00 \$936.00 \$1068.00 \$1284.00 \$1476.00 \$1680.00

C. COORDINATION WITH LOCAL HOUSING AUTHORITY (To be completed by the LHA in localities where there is or will be federally assisted low-rent public housing. Instructions to LHA: Complete Block C, conform all copies, retain one, and return remainder to LPA.)

Check one, and complete if appropriate:

( ) The schedule in Block B was approved by PHA on \_\_\_\_\_ and is being used by the LHA. (Date)

(X) The schedule in Block B is concurred in by the LHA.

See Attached Form

April 26, 1965

Date

\_\_\_\_\_  
Signature of authorized officerHousing Authority of the City of Austin  
Local Housing Authority\_\_\_\_\_  
Executive Director  
Title

SUBMITTED BY:

September 8, 1966

Date

\_\_\_\_\_  
Signature of authorized officerCity of Austin, Texas\_\_\_\_\_  
City Manager

Title

Date submitted to LHA: April 16, 1965

Dated submitted to HHFA: \_\_\_\_\_

THIS SIDE OF FORM FOR HHFA USE

## APPROVAL

(If PHA concurrence is required (see below), complete this block after the concurrence has been obtained, and submit 1 copy of approved Form H-6148 to the PHA Regional Office.)

The schedule set forth in Block B is approved and may be used by the LPA for the purposes set forth in Block B.

\_\_\_\_\_  
Regional Director of Urban Renewal\_\_\_\_\_  
Date

## CONCURRENCE OF REGIONAL DIRECTOR OF PUBLIC HOUSING

(Required only for schedules to be used in localities where there is or will be

September 8, 1966

federally assisted low-rent public housing and the amounts shown in Block B have not previously been concurred in by the Regional Director of Public Housing. Instructions to PHA Regional Office: Complete this block, conform all copies, and return all copies to HHFA Regional Office.)

The schedule set forth in Block B is concurred in. The amounts shown on the schedule are the same as those used or to be used by local housing authorities in the locality making Relocation Adjustment Payments to eligible families and elderly individuals displaced from public housing sites.

\_\_\_\_\_  
Regional Director of Public Housing

\_\_\_\_\_  
Date

Housing and Home Finance Agency  
URBAN RENEWAL ADMINISTRATION

Project Locality  
Austin, Texas

SCHEDULE OF AVERAGE ANNUAL GROSS RENTALS  
FOR STANDARD HOUSING IN LOCALITY

Project Name(s) Project Number(s)

Kealing Project Tex R-20

Instructions: Prepare original and 3 copies for HHFA if the schedule is proposed for only one project, Prepare an additional copy for each additional project. Prepare 2 additional copies if LHA concurrence in the schedule is required.

A. TYPE OF SUBMISSION AND APPLICABILITY OF SCHEDULE

- (X) This is the original schedule and is proposed to apply to all projects being carried out by the LPA, as identified above.
- ( ) This is an amended schedule (amending the one approved by HHFA on \_\_\_\_\_) for the purpose of: Date
- ( ) Revising the amounts of the average annual gross rentals.
- ( ) Adding additional project(s) to those covered by the previous schedule. Such new project(s) is (are) numbered \_\_\_\_\_.
- ( ) Other (Explain)

- B. REQUEST AND SCHEDULE (Attach a statement explaining in detail how the amounts shown on the schedule were derived. In localities where a PHA-approved schedule is being used by the LHA, and the LPA proposes to adopt that schedule, the statement shall so indicate, and no further explanation of how the amounts were derived is required.)

Approval is requested of the following schedule of average annual gross rentals, including utilities (as defined in Urban Renewal Manual, Section 16-3-2), for a decent, safe, and sanitary dwelling of modest standards in the locality. The schedule will be used in determining the amount of the Relocation Adjustment Payment to be made to families and elderly individuals who are eligible for the payment, in accordance with the Regulations Governing Relocation Payments.

SCHEDULE OF AVERAGE ANNUAL GROSS RENTALS REQUIRED IN LOCALITY  
FOR DECENT, SAFE, AND SANITARY DWELLING OF MODEST STANDARDS



0 Bedrooms (Housekeep- ing Unit)	1 Bedroom	2 Bedrooms	3 Bedrooms	4 Bedrooms	5 or more Bedrooms
\$744.00	\$936.00	\$1068.00	\$1284.00	\$1476.00	\$1680.00

C. COORDINATION WITH LOCAL HOUSING AUTHORITY (To be completed by the LHA in localities where there is or will be federally assisted low-rent public housing. Instructions to LHA: Complete Block C, conform all copies, retain one, and return remainder to LPA.)

Check one, and complete if appropriate:

( ) The schedule in Block B was approved by PHA on \_\_\_\_\_ and is being used by the LHA. Date

(X) The schedule in Block B is concurred in by the LHA.

April 26, 1965

Date

Harmon J. Hodges

Signature of authorized officer

Housing Authority of the City of Austin  
Local Housing Authority

Executive Director

Title

SUBMITTED BY: April 6, 1965

Date

L. Wayne Golden

Signature of authorized officer

Urban Renewal Agency of the City of Austin  
Local Public Agency

Executive Director

Title

Date submitted to LHA: April 16, 1965

Date submitted to HHFA: April 29, 1965

THIS SIDE OF FORM FOR HHFA USE

#### APPROVAL

(If PHA concurrence is required (see below), complete this block after the concurrence has been obtained, and submit 1 copy of approved Form H-6148 to the PHA Regional Office.)

The schedule set forth in Block B is approved and may be used by the LPA for the purposes set forth in Block B.

J. Elmore Hudson

Acting Regional Director of Urban Renewal

May 21, 1965

Date

#### CONCURRENCE OF REGIONAL DIRECTOR OF PUBLIC HOUSING

(Required only for schedules to be used in localities where there is or will be federally assisted low-rent public housing. Instructions to PHA Regional Office. Complete this block, conform all copies, and return all copies to HHFA Regional Office.)

The schedule set forth in Block B is concurred in. The amounts shown on the schedule are the same as those used or to be used by local housing authorities in the locality making Relocation Adjustment Payments to eligible families and

elderly individuals displaced from public housing sites.

R C J

T. H. Callahan

Regional Director of Public Housing

May 19, 1965

Date

# AVERAGE MONTHLY GROSS RENTALS

	BEDROOMS					
	0	1	2	3	4	5
Real Estate Agencies	36.00	60.00	79.00	100.00	120.00	140.00
	<u>50.00</u>	<u>65.00</u>	<u>80.00</u>	<u>110.00</u>	<u>130.00</u>	<u>150.00</u>
	86.00	125.00	159.00	210.00	250.00	290.00
Average	43.00	67.50	79.50	105.00	125.00	145.00
Utilities	<u>13.25</u>	<u>14.75</u>	<u>17.25</u>	<u>18.25</u>	<u>20.75</u>	<u>22.75</u>
Total	56.25	82.25	96.75	123.25	145.75	167.75
221 (a) (3)	<u>67.00</u>	<u>74.00</u>	<u>82.00</u>	<u>91.00</u>	<u>101.00</u>	<u>112.00</u>
Total	123.25	156.25	178.75	214.25	246.75	279.75
Average (Rounded)	\$62.00	\$78.00	\$89.00	\$107.00	\$123.00	\$140.00

The motion, seconded by Councilman LaRue, carried by the following vote:  
 Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
 Noes: None

Councilman Long offered the following resolution and moved its adoption:

## (RESOLUTION)

WHEREAS, on August 29, 1966, the Board of Commissioners of the Urban Renewal Agency of the City of Austin adopted Resolution Number 79-66, by which the Board accepted the bid of the Church of God in Christ, Austin, Texas, for the purchase of parcel R-13, a tract of land situated in the Kealing Urban Renewal Project, No. Tex. R-20 and more particularly described in said Resolution; and,

WHEREAS, said Resolution Number 79-66, as an official action of the Urban Renewal Agency of the City of Austin, is a public record on file in the office of said Agency at 614 West 6th Street, and said Resolution is incorporated herein by reference for all purposes; and,

WHEREAS, an executed copy of said Resolution was forwarded to the City Council on the 1st day of September, 1966 by the Acting Executive Director of the Urban Renewal Agency for approval of the price and conditions of the proposed sale of said property; and,

WHEREAS, the City Council finds nothing objectionable concerning the price and conditions of said bid as submitted, and the recommendation of said Urban Renewal Agency Board as contained in said Resolution Number 79-66;

NOW, THEREFORE:

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN

That the price and conditions set forth in the Bid of the Church of God in Christ, Austin, Texas, for the purchase of parcel No. R-13 in the Kealing Urban Renewal Project No. Tex. R-20 are hereby approved.

(For \$5505 cash and to be developed in accordance with the overall Urban Renewal project.)

The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, Mayor Palmer

Noes: None

Present but not voting: Councilman White

The City Manager submitted the following:

"August 29, 1966

"TO: Honorable Mayor and Members of the City Council.

SUBJECT: Bids on Cotton Uniforms for the Sanitation Division.

"Sealed bids were opened in the office of the Purchasing Agent at 2:00 P.M. August 22, 1966 for Cotton Trousers and Shirt Uniforms for the Sanitation Division.

"Invitations to bid were advertised in the Austin American-Statesman on August 7, and August 14, 1966 and were sent to manufacturers and local distributors of uniforms of this type.

"The bids received are as follows:

		<u>Austin Army &amp; Navy Store</u>	<u>J. C. Penny Co.</u>
Cotton Trousers	80 Dozen	\$3,226.94	\$3,158.40
Cotton Shirts	76 Dozen	2,439.96	2,717.76
White Cotton Shirts	5 Dozen	<u>180.52</u>	<u>178.80</u>
	Net Total	<u>\$5,847.42</u>	\$6,054.96

"Our specifications stated the total award would be made to one vendor. A bid was submitted by McNair Clothing Manufacturing Company of Brownsville and Williamson-Dickie Manufacturing Company of Ft. Worth but they did not provide for delivery from stock in the City of Austin as was required in our specifications. They also failed to bid one price for all sizes as was required in our specifications.

"This tabulation is submitted with the apparent low bid meeting the City of Austin specifications and conditions underscored."

The Council discussed the contract for uniforms for the Sanitation Department. COUNCILMAN LaRUE stated he had looked into these bids with the Assistant Director of Public Works, and stated about 18 months' service was being obtained. He said Mr. Beckham was considering next year not requiring the bidder to maintain an office in the City; and according to two of the bidders, the cost then would be about \$1,000 less. Councilman LaRue recommended the AUSTIN ARMY & NAVY STORE.

Councilman White offered the following resolution and moved its adoption:

(RESOLUTION)

WHEREAS, bids were received by the City of Austin on August 22, 1966, for cotton trousers and shirt uniforms for the Sanitation Division; and,

WHEREAS, the bid of Austin Army & Navy Store, in the sum of \$5,847.42, was the lowest and best bid therefor, and the acceptance of such bid has been recommended by the Purchasing Agent of the City of Austin, and by the City Manager; Now, Therefore,

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

That the bid of Austin Army & Navy Store, in the sum of \$5,847.42, be and the same is hereby accepted, and that W. T. Williams, Jr., City Manager of the City of Austin be, and he is hereby authorized to execute a contract, on behalf of the City, with Austin Army & Navy Store.

The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

Mayor Palmer introduced the following ordinance:

AN ORDINANCE ORDERING A CHANGE IN USE AND CHANGING THE USE MAPS ACCOMPANYING CHAPTER 39 OF THE AUSTIN CITY CODE OF 1954 AS FOLLOWS: LOTS 1, 12, 13, 14 AND THE NORTH 23 FEET OF LOT 2, BLOCK 3, FELIMAN HEIGHTS; LOTS 20-25, 27-32, FISCHER ADDITION; A PORTION OF EAST 30TH STREET ADJACENT TO THE NORTH LINE OF LOT 32, FISHER ADDITION, BEGINNING AT THE WEST LINE OF SWISHER STREET AND EXTENDING WESTERLY 88.5 FEET, AND BEING 14 FEET IN WIDTH; AND ADDITIONAL AREA: LOT 26, FISHER ADDITION, FROM "A" RESIDENCE DISTRICT TO "O" OFFICE DISTRICT; SAID PROPERTY BEING SITUATED IN AUSTIN, TRAVIS COUNTY, TEXAS; AND SUSPENDING THE RULE REQUIRING THE READING OF ORDINANCES ON THREE SEPARATE DAYS.

The ordinance was read the first time and Councilman White moved that the rule be suspended and the ordinance passed to its second reading. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The ordinance was read the second time and Councilman White moved that

the rule be suspended and the ordinance passed to its third reading. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The ordinance was read the third time and Councilman White moved that the ordinance be finally passed. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

The Mayor announced that the ordinance had been finally passed.

Councilman White offered the following resolution and moved its adoption:

(RESOLUTION)

WHEREAS, after an engineering and traffic investigation, the City Council has found that traffic conditions at the location and street below designated are such that an urgent need for enforcement of strict limits upon the time of parking of vehicles at this location upon this street makes it advisable to use mechanical devices in such enforcement, and has found that such location should be placed in the following Parking Meter Zone:

<u>ZONE</u>	<u>STREET</u>	<u>BLOCK</u>	<u>SIDE</u>
60	West 24th Street	300	North Starting at Guadalupe Street and running east to the alley

Now, Therefore,

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

That the location upon the street of the City of Austin as above described be and the same is hereby placed in Parking Meter Zone 60 and that the City Clerk be, and she is hereby authorized and instructed to record this finding in Section 33.43 of the Traffic Register.

The motion, seconded by Councilman LaRue, carried by the following vote:  
Ayes: Councilmen LaRue, Shanks, White, Mayor Palmer  
Noes: Councilman Long

MAYOR PALMER read letters from MISS KAY GURLEY and from MR. HINSLEY, representing CAMBRIDGE TOWER, appealing a decision of the Tax Board of Equalization.

MAYOR PALMER read a letter from MR. RICHARD BAKER, representing the AUSTIN CREST HOTEL, setting out complications regarding the transactions of the Crest Hotel, and stating the tax notices were either not received by, or brought to the attention of the proper parties, as the real owners were not

aware of the valuation established or that the Board of Equalization was meeting to consider valuations established by the Tax Department. Mr. Baker on behalf of the Austin Crest Hotel, requested that the Council accept an appeal on the evaluation and hear the claim. Councilman LaRue moved that the request be granted. The motion, seconded by Councilman Long, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

Councilman LaRue moved that the Council set hearings at 2:30 P.M., September 15, 1966, in the Council Chamber on the following appeals:

1. J. C. Hinsley representing Cambridge Tower - 1801 Lavaca
2. Rogan B. Giles representing James and Joe Dobson - Parker Lane between Taylor Gains Street and East Riverside Drive; between Deerfield and Woodland Avenue; East Riverside Drive
3. Richard Baker, Attorney, Austin Crest Hotel, Inc. - 101 East 1st Street
4. Kay Gurley - 3507 Mt. Barker Drive

The motion, seconded by Councilman Long, carried by the following vote:  
Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

COUNCILMAN WHITE brought up a matter concerning the Abattoir, stating the Company operating the Abattoir is asking for their rent to be set at \$500.00 beginning in August; and if this request is granted, they would get straightened out on their obligations. Councilman Long stated if their rent were reduced; and with their taking off their maintenance engineer, that they should stay current. Councilman White moved that the Council set the rent at the Abattoir at \$500.00 a month effective as of August 1st, 1966, and Austin Community Livestock Processors, Inc. to pay all of their obligations to the City. The motion, seconded by Councilman Shanks, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

Councilman Long moved that the fogging on Cullen Avenue be approved as petitioned. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer  
Noes: None

Discussion was held on a newspaper article that the whole City was being fogged with the exception of those asking particularly not to be fogged. Councilman Long stated with the emergency going on, she thought that was all right. The City Manager said the Department had not arranged for finances to do the overall fogging yet, and he believed there was a mistake in the announcement.

Councilman White moved that the DOWN TOWN OPTIMIST CLUB be granted permission to sell Christmas trees on Lamar Boulevard and San Gabriel. The motion, seconded by Councilman LaRue, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The City Manager announced plans were ready for the bath house for Southwest Swimming Pool, and bids were ready to be advertised. The Construction Engineer had reported that now is the proper time to proceed in order to have the bath house ready the same time the pool is completed. Councilman Long wanted a sketch of the bath house as it would look when finished. The Mayor stated very few architects prepared a perspective, due to the extra costs. The Council reviewed the plans, as the Director of Recreation described the building and the pool. The Mayor stated bids were ready to be called for on October 4th.

MAYOR PALMER stated the City National Bank was nearing completion and wanted to open on October 1st. The architects had encountered a problem with the grades as assigned and those put in on the adjoining parking lot, the grade of which is higher than they want to build their sidewalk and ramp. Either the parking lot is going to have to be reworked, or the ramps be changed and the grades are going to have to be worked out.

The Director of Public Works made a report on the Sanitation Division work stoppage, stating he and others went to the yards, but there were no changes whatsoever. Those wanting to go to work had gone on home at quitting time 4:00 P.M. The other men protesting had also gone home, and a meeting was set at 7:30 A.M. Friday morning. The men that were before the Council and about two dozen others were still on the grounds, and a meeting was called with them at 7:30 A.M. in the morning.

MAYOR PALMER read a letter from the Highway Department signed by MR. D. C. GREER, stating careful consideration had been given by the Highway Commission of the presentation by the delegation on September 1, requesting State participation on the Missouri Pacific Boulevard in Austin. The Highway Commission is developing additional information before any decision is made, and it was anticipated it would be from 30-60 days for the development of this information.

MAYOR PALMER read a letter that DR. CHARLES DENT, Chairman of the People to People Committee would be attending the 10th Anniversary Conference of the National League of Cities in Washington, D. C., September 11, 12 and 13, and he hoped to gain information that would give greater impetus to the Sister City (Belo Horizonte) Program. The City of Austin was being represented at this conference.

MAYOR PALMER announced the invitation to the Aqua Festival Dinner, September 15, 1966, 6:30, Crest Hotel.

MAYOR PALMER noted the letter, which all members of the Council had received, from MR. EUGENE SANDERS, stating many garbage containers in the alley behind his home did not have lids. The Director of Public Works reported this had been checked; and of all the garbage containers in the alley, only three had no lids. He stated the information was noted and forwarded to the Health Department which enforces the act.

There being no further business, Councilman LaRue moved that the Council adjourn. The motion, seconded by Councilman White, carried by the following vote:

Ayes: Councilmen LaRue, Long, Shanks, White, Mayor Palmer

Noes: None

The Council adjourned at 5:05 P.M. subject to the call of the Mayor.

APPROVED

Le. L. Palmer  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk