

Closed Caption Log, Council Meeting, 02/17/05

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Mayor Wynn: GOOD MORNING. I'M AUSTIN MAYOR WITH HIM WYNN, IT'S MY HON FOR TO WELCOME DAN JERRADO AND FATHER RAJ WHO WILL LEAD IS IN A MUSICAL INVOCATION. PLEASE RISE.

[(music) SINGING (music)(music)] (music) THE LORD IS MY LIGHT AND MY SALVATION, THE LORD IS MY LIGHT AND MY SALVATION, WHO SHALL I FEAR? (music)(music) IN THE TIME OF TROUBLE, HE SHALL GUIDE ME. OH, IN THE TIME OF TROUBLE, HE SHALL GUIDE ME (music)(music) (music) OH, IN THE TIME OF TROUBLE, HE SHALL GUIDE ME (music)(music) (music) WHOM SHALL I FEAR? (music)(music)

[INDISCERNIBLE] THE WORLD, BE LIKE CHILDREN OF LIGHT, FOR THE EFFECT OF THE LIGHT ARE SEEN IN COMPLETE GOODNESS AND RIGHT LIVING AND TRUTH. LORD, WE ASK YOUR BLESSING. BLESS OUR COUNTRY, LEAD US. BLESS OUR CITY COUNCIL MEMBERS. BLESS OUR PEOPLE. BLESS ALL THE PEOPLE, ESPECIALLY THE DOWN TRODDEN, THE SICK, THE POOR, THE HOMELESS, THE UNEMPLOYED. THANK YOU FOR CALLING US TO BE THE LIGHT OF THE WORLD. THANK YOU FOR GIVING US TO BE LIGHT TO OTHERS AND TO THE NEIGHBOR. THE EVERYTHING OF THE LIGHT IS TO SHOW THE WAY TO THE PEOPLE. AND IT MAKES THINGS GROW. WE ARE CALLED TO SHOW THE WAY TO THE PEOPLE AND WE ARE CALLED TO MAKE THE PEOPLE TO GROW AND LOVE OUR NEIGHBOR. IN JESUS NAME WE ASK YOU, AMEN.

AMEN.

THANK YOU. THERE BEING A QUORUM PRESENT, AT THIS TIME CALL TO ORDER THIS MEETING OF THE AUSTIN CITY COUNCIL. IT'S THURSDAY, FEBRUARY 17th, 2005. WE ARE IN THE COUNCIL CHAMBERS OF THE CITY HALL BUILDING, 301 WEST SECOND STREET. BEFORE I TAKE UP CHANGES AND CORRECTIONS TO THIS WEEK'S POSTED AGENDA, I WOULD LIKE TO WELCOME KYLE PENSE FROM BOY SCOTT TROOP 511. I RECENTLY ATTENDED AN EAGLE SCOUT CEREMONY UP THERE, THAT ONE TROOP THAT PUMPED OUT DOZENS AND DOZENS OF EAGLE SCOUTS OVER THE LAST FIVE YEARS. KYLE IS WORKING ON HIS CITIZENSHIP BADGE TODAY. GOING TO WATCH OUR CONSENT AGENDA, WORK MAGIC. WITH THAT WE WILL NOW READ OUR CHANGES AND CORRECTIONS TO THIS WEEK'S POSTED AGENDA. WE HAVE A FEW. ITEM NO. 10 REGARDING AN AMENDMENT TO PROFESSIONAL SERVICES AGREEMENT WILL BE POSTPONED TO APRIL 7th, 2005. ITEM NO. 20 REGARDING A CONTRACT WITH TASER INTERNATIONAL IS POSTPONED INDEFINITELY. I'M SORRY, ITEM NO. 20. ITEM NO. 22 REGARDING THE SECOND AND THIRD READING OF A POTENTIAL SIGN ORDINANCE IS POSTED TO -- TO MARCH THE 3rd OF 2005. ITEM NO. 28, AN ITEM FROM COUNCIL REGARDING OUR CITY HALL ART EXHIBITION, WE NEED TO STRIKE THE PHRASE DIRECT NG THE STAFF TO DEVELOP A PROGRAM FOR COUNCIL APPROVAL FOR AND INSERT THE WORDS APPROVING A PROGRAM FOR. AND SO THIS ITEM WILL NOW BE APPROVE A RESOLUTION ACCEPTING A MISSION STATEMENT FOR AND APPROVING A PROGRAM FOR THE AUSTIN CITY HALL ARTISTS EXHIBITION PROGRAM SPONSORED BY MYSELF, THE MAYOR PRO TEM AND COUNCILMEMBER DUNKERLY. ITEM NO. 33, REGARDING EASEMENT ISSUES WITH THE AUSTIN COUNTRY CLUB AND THE LOOP 360 LIFT STATION. IT'S POSTPONED TO MARCH 3rd, 2005. ITEM NO. 35, REGARDING A REAL ESTATE MATTER IN EASTERN TRAVIS COUNTY, THIS ITEM HAS BEEN WITHDRAWN. ITEM NO. 39, REGARDING NEGOTIATIONS AND SETTLEMENT □, ALSO WITH 42, WHICH IS -- WILL BE THE BRIEFINGS FOR THE -- THE REDEVELOPMENT PROPOSALS FOR THE SEAHOLM POWER PLANT AND THE PROPERTY AROUND IT. BUT ALSO ITEMS NUMBER 40 RELATED TO -- TO

THE YIELD ISSUE WITH THE BARTON SPRINGS SEGMENT OF THE BARTON SPRINGS AQUIFER WILL BE PRESENTED AS WELL AS NUMBER 41 WINFIELD MUNICIPAL DISTRICT IN FAR SOUTH TRAVIS COUNTY. SO THREE BRIEFINGS BEGINNING AT 1:00 TODAY IN ORDER TO GET ALL THREE DONE.

AT 4:00 P.M. ZONING HEARINGS AND APPROVAL OF ORDINANCES AS RESTRICTIVE COVENANTS, THOSE SHOW AS ITEMS 43 THROUGH 47, ZONING CASES Z-1 THROUGH Z-6. I WILL ANNOUNCE NOW THAT THE STAFF WILL BE REQUESTING A POSTPONEMENT FOR ITEM Z-1, WHICH IS THE BIG 4 ON CULLIN LANE CASE. STAFF WILL BE SUGGEST AN POSTPONEMENT TO MARCH 2nd. ITEMS Z-2 THE NEIGHBORS STOP 'N GO ON MANCHACA, STAFF WILL BE REPRESENTING A POSTPONEMENT TO MARCH 10th 10th. Z-5 AND Z-6 BOTH RELATED TO THE GABLES AT WESTLAKE, STAFF WILL BE RECOMMENDING A POSTPONEMENT TO MARCH 24th 24th. AGAIN TECHNICALLY THE VOTES TO POSTPONE THESE CASES CAN'T OCCUR UNTIL 4:00, BUT IT'S VERY LIKELY TO HAPPEN. AT 5:30 WE BREAK FOR LIVE MUSIC AND PROCLAMATIONS, 6:00 P.M., PUBLIC HEARINGS, ITEMS 48 AND 49MENT COUNCIL, CURRENTLY WE HAVE TWO PULLED ITEMS OFF THE CONSENT AGENDA. COUNCILMEMBER SLUSHER HAS PULLED ITEM NO. 8. WHICH RELATES TO THE -- TO THE THIRD READING OF THE ANNEXATION ORDINANCE FOR THE BRANDT ROAD AREA, OF COURSE THE INTENT IS TO TIE THAT INTO OUR ZONING CASE LATER IN THE AFTERNOON. AND I HAVE PULLED ITEM NO. 50, WHICH -- WHICH AS AN ITEM THAT I HAVE SPONSORED ALONG WITH THE MAYOR PRO TEM AND COUNCILMEMBER DUNKERLY, WHICH IS TO CREATE AND PROVIDE -- A CITIZENS ADVISORY COMMITTEE FOR A POTENTIAL UPCOMING BOND ELECTION AS WELL AS SCHEDULE SOME PUBLIC BRIEFINGS RELATED TO THAT POTENTIAL ELECTION. WE ARE STILL GETTING DRAFT COPIES OF THE RESOLUTION CREATING THE INSTRUCT OF THAT COMMITTEE, SO THERE WILL BE SOME PUBLIC DISCUSSION LATER ABOUT THAT. COUNCIL, OTHER ITEMS TO BE PULLED OFF THE CONSENT AGENDA OR ADDED BACK?

Slusher: MAYOR, I WANTED TO NOTE THE STAFF HAS PULLED ITEM 10 HAVING TO DO WITH TRAVIS WATER TREATMENT PLANT AND I THINK -- WHEN IS THAT GOING TO BE MARCH 7th

7th, APRIL 7th?

I HAVE APRIL 7th DOWN.

OKAY. I HAD ASKED FOR THAT TO BE POSTPONED BECAUSE I FELT LIKE THE PUBLIC WASN'T AWARE OF THIS. IT HAD BEEN GOING ON FOR A LONG TIME. BUT -- BUT IT JUST SORT OF POPPED UP WITH THIS LARGE CONTRACT. I THINK IT NEEDS TO BE A LITTLE BIT MORE PUBLIC DISCUSSION BEFORE WE MOVE FORWARD ON THIS PROJECT.

FAIR ENOUGH. OTHER ITEMS, COUNCIL? HEARING THAT I WILL NOW READ THE CONSENT AGENDA NUMERICALLY. BEGINNING WITH 1, 2, 3, 4, 5, 6, 7, 9, 10 FOR POSTPONEMENT TO APRIL 7th, 2005, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20 FOR INDEFINITE POSTPONEMENT, 21, 22 TO BE POSTPONED TO MARCH 3rd, 2005. 23, IS OUR BOARDS AND COMMISSIONS APPOINTMENTS THAT I WILL READ INTO THE RECORD NOW. COMMISSION ON IMMIGRANT AFFAIRS, ANA FINK IS A CONSENSUS APPOINTMENT. TO OUR M.B.E. W.B.E. ADVISORY COMMITTEE SARAH REAMS WAS A CONSENSUS REAPPOINTMENT REPRESENTING THE MINORITY CHAMBER -- BEING THE MINORITY CHAMBER REPRESENTATIVE. THAT'S ITEM NO. 23 ON THE CONSENT AGENDA. ALSO, ITEMS 24, 25, 26, 27, 28, PER CHANGES AND CORRECTIONS, 29, 30 -- 38, ACTUALLY I -- I THINK MS. BROWN, LET'S PULL ITEM NO. 38 AS I THINK WE NEED TO FACILITATE THAT UP IN EXECUTIVE SESSION. STILL TAKE THAT UP IN EXECUTIVE SESSION. 39 IS ON THE CONSENT AGENDA, 38 IS NOT. 39 FOR POSTPONEMENT TO MARCH 3rd, 2005. SO I'LL ENTERTAIN A MOTION.

SO MOVE.

Mayor Wynn: MOTION MADE BY TO APPROVE THE CONSENT AGENDA AS READ BY COUNCILMEMBER DUNKERLY, SECONDED BY COUNCILMEMBER ALVAREZ. FURTHER DISCUSSION? COUNCILMEMBER MCCracken?

McCracken: ITEM NO. 29 WILL SET THE PUBLIC HEARING ON THE PROPOSED DESIGN STANDARDS FOR COMMERCIAL RETAIL DEVELOPMENT THAT MAYOR PRO TEM GOODMAN AND I AND 150 STAKEHOLDERS IN THE COMMUNITY HAVE

BEEN PUTTING TOGETHER. THE HEARING IS SET FOR MARCH 3rd, BUT EVERYONE -- LETTING YOU KNOW THAT WE SHOULD THAT THE HEARING WILL ACTUALLY TAKE PLACE ON MARCH 24th. WE ARE MAKING SOME EXCELLENT PROGRESS IN COMING UP WITH A NEW REVISED VERSION, LIVINGABLE CITY, AUSTIN NEIGHBORHOODS COUNCIL, ARCHITECTS, URBAN PLANNERS, CITY STAFF. SO THAT -- EVERYBODY, IT SAYS MARCH 3rd, BUT EXPECT IT TO BE MARCH 24th INSTEAD. FURTHER COMMENTS? I AM SAY ITEM NO. 28 THAT WE ARE APPROVING HERE WITH THIS VOTE, TECHNICALLY SPONSORED BY MYSELF, MAYOR PRO TEM AND COUNCILMEMBER DUNKERLY, WE ACTUALLY STRUCTURED THAT SPONSORSHIP BASED ON A COUPLE OF YEARS AGO THE MAYOR'S TASK FORCE ON THE ECONOMY, ONE OF THE PIECES OF THAT APPROACH FOR AUSTIN'S ECONOMIC DEVELOPMENT DEALT WITH CULTURAL ARTS. ITEM NO. 28 TECHNICALLY IS A PROGRAM WHEREBY OUR NEW CITY HALL BUILDING, THE PUBLIC SPACES IN THE NEW CITY HALL WILL BE A GALLERY IF YOU WILL FOR 70 LOCAL AUSTIN ARTISTS SPECIFICALLY CURATED AND CHOSEN FOR US, FOR THIS BUILDING FOR THE COURSE OF THIS CALENDAR YEAR, 2005. THERE'S SOME GREAT PIECES OF ART. REMARKABLE BROAD SPECTRUM OF THE VISUAL ART TALENTS IN THIS COMMUNITY. WE HAVE SOME STRUCTURE TO THIS. TECHNICALLY THE ART ISN'T FOR SALE. BUT IN LIEU OF THAT WHAT WE ARE GOING TO HAVE IS PROFESSIONALLY PRINTED POST CARDS OF THE ART, THE ARTISTS, MORE IMPORTANTLY PROMOTING WHERE WE CAN GO PURCHASE LOCAL ART, AT GALLERIES AND VENUES ALL ACROSS THE CITY. SO IT'S GOING TO BE A JOINT PROMOTION OF THE LOCAL AUSTIN VISUAL ART SCENE AS WELL AS FRANKLY DECORATING OUR NEW CITY HALL WITH SOME SPECTACULAR LOCALLY PRODUCED ART. THE PROGRAM IS INTENDED TO BE AN ANNUAL ROTATION EXHIBIT AND SO NEXT CALENDAR YEAR, PROBABLY JANUARY OR SO OF 2006, THERE WILL BE A NEW INSTALLATION AND I THINK THAT IT'S A GREAT -- GESTURE ON BOTH THE ARTISTS STANDPOINT TO LOAN US THIS VERY VALUABLE ART FOR THE COURSE OF THE YEAR AS WELL AS A GESTURE BY US AS A CITY TO THE LOCAL VISUAL ART SCENE. I APPRECIATE EVERYBODY'S SUPPORT. MAYOR PRO TEM, WOULD YOU LIKE TO ADD TO

THAT OR --

WELL, IT IS A WONDERFUL PROGRAM AND WE'RE ABLE TO DO MUCH MORE THAN WE WERE AT THE OLD CITY HALL BECAUSE OF SPACE, BECAUSE OF THE ARCHITECTURAL FRAMING AND I WAS THINKING AFTER I GET OFF COUNCIL I MAY DO A PIECE AND ASK YOU TO PUT IT UP [LAUGHTER]

Mayor Wynn: ABSOLUTELY. FURTHER COMMENTS? MOTION AND A SECOND ON THE TABLE TO APPROVE THE CONSENT AGENDA AS READ. ALL THOSE IN FAVOR PLEASE SAY AYE? AYE.

Wynn: OPPOSED? MOTION PASSES ON A VOTE OF 7-0. THANK YOU ALL VERY MUCH. TECHNICALLY WE ONLY HAVE ITEM NO. 50 RELATED TO THE POTENTIAL STRUCTURE AND TIMING OF THE CITIZEN BOND COMMITTEE. ALTHOUGH I THINK THERE'S STILL SOME DISCUSSION GOING ON ABOUT THE DRAFT ORDINANCE. SO IN LIEU OF HAVING THAT DISCUSSION RIGHT NOW, WE CAN TAKE IT UP AT ANY TIME LATER TODAY. WITHOUT OBJECTION, WE WILL NOW GO INTO CLOSED SESSION PURSUANT TO SECTION 551.071 OF THE OPEN MEETINGS ACT, TO DISCUSS POTENTIALLY AGENDA ITEMS 30, RELATED TO A LAWSUIT, ITEM NO. 31 RELATED TO THE 79th LEGISLATIVE SESSION, ITEM NO. 32 ALSO RELATED TO A LAWSUIT, EARLIER WE HAD PULLED ITEM NO. 38 OFF THE CONSENT AGENDA. IT'S LIKELY WE WILL DISCUSS THAT - - THOSE LEGAL ISSUES. AND THEN PURSUANT TO SECTION 551.072 OF THE OPEN MEETINGS ACT, IN THE CLOSED SESSION, WE MAY TAKE UP REAL ESTATE MATTERS RELATED TO ITEM 36, WHICH IS THE -- THE SEAHOLM POWER PLANT PROPERTY. SO WE ARE NOW IN CLOSED SESSION. THANK YOU.

Mayor Wynn: WE ARE OUT OF CLOSED SESSION. IN EXECUTIVE SESSION WE TOOK UP ITEM NUMBER 30 RELATED TO A LAWSUIT, AND WE ALSO TOOK UP ITEM NUMBER 36 RELATED TO REAL ESTATE MATTERS. NO DECISIONS WERE MADE. AT THIS TIME WE'LL GO TO OUR NOON GENERAL CITIZEN COMMUNICATIONS. WE HAVE A NUMBER OF FOLKS SIGNED UP WISHING TO SPEAK. THE FIRST SPEAKER IS RYAN HASTINGS. WELCOME, RYAN. EITHER PODIUM. YOU WILL BE FOLLOWED BY JOSE

QUINNQUINTERO.

HELLO. I'M RYAN HASTINGS. I'M WITH AUSTIN COP WATCH AND THE AUSTIN PEOPLE'S LEGAL COLLECTIVE. FIRST OFF I'D LIKE TO THANK -- I JUST HEARD THAT YOU DECIDED NOT TO PURCHASE 90 MORE TAISERS FOR THE POLICE DEPARTMENT. AS YOU KNOW THIS IS A CONCERN WE'VE BEEN TALKING ABOUT THE LAST FEW WEEKS. I'M GLAD YOU DECIDED TO POSTPONE THAT. I'D LIKE TO EXPAND ON THE CONCERNS WE'VE BEEN BRINGING UP. LAST WEEK STAN KNEE PROVIDED Y'ALL WITH A MEMO DESCRIBING POLICY USE, AND IN FACT IN THE INFORMATION WE'VE GATHERED, MOST OF THESE POLICIES ARE FAIRLY ROUTINELY VIOLATED. IT'S REALLY HARD TO GATHER INFORMATION ON THIS. I THINK THIS IS AN IMPORTANT POINT THAT'S GOING TO MAKE IT HARD FOR US TO GET AN ACCURATE ASSESSMENT OF WHAT'S GOING ON BECAUSE PEOPLE UNDERSTAND THAT THE OFFICE OF POLICE MONITOR IS KIND OF A JOKE AND IT'S KIND OF POINTLESS TO COMPLAIN ABOUT POLICE ABUSE. IF YOU FILE A COMPLAINT, THE BEST YOU CAN HOPE FOR IS TO BE IGNORED, AND THE WORST YOU CAN HOPE FOR IS THAT THEY'RE GOING TO VISIT YOU AND TALK TO YOU. IF YOU WANT TO GET A GOOD IDEA OF WHAT THE POLICE REVIEW SITUATION WITH THE CITY IS LIKE, GO THE THE EAST SIDE AND SIT ON THE BUSES AND TALK TO PEOPLE AND YOU WILL HEAR A LOT OF THINGS THAT ARE NEVER, NEVER COMPLAINTS. OUR MAIN CONCERN IS NOT NECESSARILY WITH THE POLICY. IF THOSE POLICIES WERE OBEYED WE WOULDN'T HAVE A PROBLEM. OUR CONCERN IS WITH THE DPLIN OF OFFICERS, WITH THE COLLECTION OF REPORTING AND INFORMATION ABOUT THE VIOLATIONS OF THESE POLICIES. WE'VE HEARD NUMEROUS SITUATIONS IN WHICH HANDCUFFED PRISON HE WERE WERE TAASED. THERE WAS A GUY THAT WAS MUG ODD SIXTH STREETTH, HE GOT TASED AND SUB TIEWD AND TASED AGAIN. IF THEY DO USE THE TASERS AFTER ALL CONVENTIONAL TACTICS HAVE BEEN TRIED -- THEY'RE USING THE TASERS INSTEAD OF ACTUALLY TALKING TO PEOPLE. I HAVE A COUPLE OF FRIENDS WHO THEY HAD AN INTRUDER IN THEIR HOUSE. HE WAS A BIT OUT OF HIS HEAD AND WASN'T LEAVING. SO THEY CALLED THE COPS. AND THIS PERSON WAS NOT BEING AGGRESSIVE, JUST REFUSING TO LEAVE. AND THE FIRST THING THE COP

DID WAS TASE, DIDN'T SAY A WORD TO HIM, JUST HIT HIM WITH THE TASER. THESE STORIES OF PREVALENT AND THEY DON'T GET REPORTED BECAUSE PEOPLE DON'T TRUST THE POLICE. AS THE NEXT SIX WEEKS AS WE'RE GETTING THIS NEW REPORT ABOUT TASER USAGE, I HOPE THESE CONCERNS ARE TAKEN IN. WE'RE GOING TO PROVIDE YOU ANYTHING WE CAN WHEN WE GET SOMETHING GOOD. I THINK THAT WILL DO IT FOR NOW.

Mayor Wynn: THANK YOU, MR. HASTINGS. JOSE QUINTERO?

[INAUDIBLE]

Mayor Wynn: WE'LL HOLD HIS SPOT. GO DOWN TO PAUL HERNANDEZ. WELCOME. YOU WILL BE FOLLOWED BY FRANCES MARTINEZ. YOU WILL HAVE THREE MINUTES.

MEMBERS OF THE COUNCIL, MAYOR, IT'S DIFFICULT TO COME HERE TIME AND TIME AGAIN BEFORE YOU TO KEEP TELLING YOU THE SAME THING. AND THAT IS THAT WHEN IS THIS COUNCIL OR ANY COUNCIL GOING TO PROTECT THE INTERESTS OF THE LOW INCOME PEOPLE? AND IN PARTICULAR EAST AUSTIN. YOU'VE GOT YOUR RAIL, AND ALONG WITH THAT THE DESTRUCTION OF THE EAST SIDE THAT WAS COMING. YOU KNEW THAT GENTRIFICATION AND DISPLACEMENT WAS GOING TO BE ACCELERATED. NOW YOU'VE INSTRUCTED YOUR STAFF TO GO OUT THERE AND LAY THE GROUNDWORK FOR EVEN ANOTHER PHASE OF ACCELERATION, AND THAT IS THE T.O.D. I KNOW YOU WON'T DO THIS, BUT I WOULD ASK THAT IN ALL GOOD CONSCIENCE YOU REMOVE THE PLAZA SALTILLO T.O.D. FROM THIS PROCESS. I WONDER IF IT'S JUST A COINCIDENCE THAT PLAZA SALTILLO AND THE CONVENTION CENTER ARE SO CLOSE TOGETHER AS TRAIN STATIONS, WHILE THE OTHERS ARE MILES APART. I BELIEVE IT IS PART OF A PREDETERMINED PLAN, MUCH LIKE THE 1928 MASTER PLAN, THAT A CONSERVATIVE AND RACIST COUNCIL PASSED WHICH MOVED AND DISPLACED THE PEOPLE, THE PEOPLE OF COLOR FROM WEST AUSTIN TO EAST AUSTIN. THIS COUNCIL IS FOLLOWING THAT SAME PATTERN. YOU TELL ME IF THERE'S A DIFFERENCE, BECAUSE IF YOU LOOK AT THE 1928 MASTER PLAN, IT SAYS BECAUSE OF ECONOMIC NECESSITY FOR WHITE AUSTINITES. IT DOESN'T SAY WHITE,

BUT THAT'S THE CODING THAT YOU HAVE TO REMOVE THE UNSIGHTLY NEGRO SHACKS AND MAX CAN HUTS -- MEXICAN HUTS. NOW, WHAT ARE YOU DOING WITH THIS T.O.D., WITH RAIL AND ALL THOSE OTHER PLANNING PROCESSES THAT YOU HAVE IMPLEMENTED IN THE LAST 10 TO 15 YEARS? YOU ARE FOLLOWING THE EXACT MODEL OF 1928. AND IF THEY'RE RACIST AND CONSERVATIVE, WHAT DOES THAT MAKE YOU? IT'S NOT -- IT'S UNCONSCIONABLE WHAT YOU'VE DONE TO EAST AUSTIN. [BUZZER SOUNDS] THANK YOU.

Mayor Wynn: THANK YOU, MR. HERNANDEZ. FRANCES MARTINEZ? WELCOME, FRANCES. YOU WILL HAVE THREE MINUTES AND BE FOLLOWED BY PAT JOHNSON.

GOOD AFTERNOON, COUNCIL. MY NAME IS FRANCES MARTINEZ. AND TODAY I'M HERE TO LET YOU KNOW THAT I'VE TALKED TO YOU BEFORE ON THIS MATTER REGARDING THE ELIGIBILITY M.A.P., MEDICAL ASSISTANCE PROGRAM. I HAVE CALLED THIS PROGRAM SEVERAL TIMES, AND THE LINE REMAINS BUSY MANY TIMES, ALL THE TIME ACTUALLY THAT SOME OF THE CLIENTS HAVE CALLED ME AND TO LET ME KNOW THAT THEY'RE ILL, THEY NEED TO MAKE AN APPOINTMENT, THEY NEED THEIR INSULIN, AND I HAVE CALLED MS. ELAINE CAROL AND SHE HAS RETURNED MY CALL AND THROUGH HER I'VE BEEN ABLE TO MAKE APPOINTMENTS TO M.A.P., TO ELIGIBILITY TO GET A CLINIC CARD, EVEN THOUGH MS. CARROLL HAS ALSO E-MAILED ME SOME INFORMATION ON PHARMACY. BUT I DO WANT TO LET YOU KNOW THAT MEAN OF THESE PEOPLE DO WORK, AND THEY ONLY GET LIKE 30 MINUTES FOR LUNCH, AND THEY SPEND THEIR LUNCHTIME JUST CALLING THE ELIGIBILITY. AND THEN IT CLOSSES AT 2:00 O'CLOCK. WE NEED SOME HELP. I KNOW THAT THIS POPULATION -- WE DON'T BRING IN REVENUE, BUT THEY NEED A CHANGE. AND IF WE WANT TO BE THE HEALTHIEST CITY, I THINK WE NEED SOME ATTENTION HERE BADLY. PLEASE TRY TO -- WHEN YOUR BUDGET -- ALLOCATE MORE MONEY FOR THIS PROGRAM. WE NEED TO GET HEALTHIER. ALSO, WE ARE -- MANY OF US ARE DEPRESSED OVER THE T.O.D. WE DON'T KNOW WHERE WE'RE GOING. I LIVE RIGHT IN FRONT WHERE THIS COMMUTER RAIL IS GOING TO BE AT. I'M WORRIED ABOUT MY TAXES, NOT ONLY MYSELF AND OTHERS. AND WE HAVE A LOT OF QUESTIONS STILL THAT WE HAVE A VERY FRUITFUL

MEETING THIS PAST TUESDAY, AND MANY OF THE PEOPLE THAT WERE THERE ALSO ARE HAVING A MEETING AND WOULD LIKE ONE OF THE COUNCIL PEOPLE TO BE THERE. SO I WILL BE CALLING ON YOU AND PLEASE SEE TO IT THAT WE DO GET MORE FUNDING FOR THE ELIGIBILITY. THANK YOU AND HAVE A GOOD DAY.

Mayor Wynn: THANK YOU, MS. MARTINEZ. COUNCILMEMBER ALVAREZ.

Alvarez: YES. I ACTUALLY STILL DO GET A LOT OF CALLS ABOUT HEALTH CARE RELATED ISSUES, AND SO THE M.A.P. ISSUE WOULD BE SOMETHING I WOULD THINK THAT'S UNDER THE PURVIEW OF THE HOSPITAL DISTRICT NOW, BUT HOW DO WE HANDLE REQUESTS SUCH AS THIS NOW THAT ARE COMING TO OUR OFFICES? BECAUSE WE DO HAVE THAT INVOLVEMENT WITH THE CLINIC SERVICES, BUT IF YOU COULD CLARIFY THAT. I DON'T KNOW IF YOU WILL BE ABLE TO OR JUST KIND OF PROVIDE THE INFORMATION TO THE COUNCIL AND THE PUBLIC ABOUT HOW THE NEW PROCESS WORKS FOR TRYING TO ADDRESS SOME OF THESE HEALTH CARE-RELATED ISSUES.

BECAUSE THE CITY IS ACTUALLY THE CONTRACT ENTITY FOR THE HOSPITAL DISTRICT, THE CITY'S STAFF IS CURRENTLY STILL OPERATING THE CLINICS. SO WE CAN TAKE THESE COMPLAINTS AND FORWARD THEM THROUGH BOTH TO THE HOSPITAL DISTRICT TEAM AS WELL AS THROUGH THE STAFF THAT ARE RUNNING THEM, SO IN MANY WAYS WE CAN CONTINUE RIGHT NOW TO TRY TO ADDRESS EACH CONCERN THAT'S BROUGHT HERE OR TO YOUR OFFICES.

Mayor Wynn: THANK YOU, COUNCILMEMBER, CITY MANAGER. PAT JOHNSON? YOU WILL BE FOLLOWED BY SUSANA ALMANZA.

GOOD AFTERNOON, COUNCIL. THIS COUNCIL VOTED TO PAY \$6.3 MILLION OF OUR TAX DOLLARS FOR IS AN INSANITY. STAFF NEEDS TO STEP UP TO THE PLATE AND ALLOWING THE CONTINUED FAILURES OF THIS PRODUCT BEFORE THE -- BECAUSE THE COMPUTERS IN THE VEHICLES DO NOT HAVE THE CRIMINAL HISTORY INFORMATION WHEN THEY REQUEST

IT. WE NEVER HAD THESE PROBLEMS WITH THE OLD SYSTEM. THE COMMENTS MADE BY ASSISTANT CITY MANAGER AFTER THE MOST RECENT FAILURE TO THE MEDIA WAS NOT QUITE ACCURATE. MR. GARZA'S COMMENT ABOUT THERE BEING A MINIMAL DELAY WAS AN UNDERSTATEMENT. IT TOOK THE SUPERVISORS 15 TO 25 MINUTES JUST TO FIND ALL THE OFFICERS WORKING THIS THEIR RESPECTIVE DISTRICTS. TRI TECH TECH SOFTWARE IS A GREAT FINANCIAL LIABILITY TO OUR CITY. WE DON'T WANT TO SEE OUR TAX DOLLARS BEING SPENT TO PAY ATTORNEYS' FEES DEFENDING OUR CITY OVER A WRONGFUL DEATH SUIT. WE'D RATHER HAVE -- WE'D RATHER LIKE TO HAVE OUR ROADS REPAIRED, OUR PARKS, CLEAN WATER AND AIR AND HEALTH CARE INSTEAD OF PAYING ATTORNEYS' FEES AND SETTLEMENTS. I HAVE ASKED IN THE PAST AND HAVEN'T HEARD FROM STAFF WHO DETERMINED THE AMOUNT OF OVERTIME THAT WAS TO BE BUDGETED BEFORE TRI TECH EVEN RECEIVED THE BID? WE SPEND MONEY, MONEY, MONEY, MONEY, AND STAFF SAYS WE'RE GOING DO WHATEVER WE HAVE TO TO GET THIS WORKED OUT. BUT THE TAXPAYERS ARE PAYING FOR THIS OVERTIME. I'M SURE THE PUBLIC WOULD LIKE TO SEE THE FINANCIAL STATEMENTS OF THE CITY EMPLOYEES THAT WERE INVOLVED IN MAKING THIS DETERMINATION FOR THE OVERTIME FOR THE BUDGET THAT DEAL WITH THIS TRI TECH SOFTWARE. THIS IS TOTALLY OUTRAGEOUS. TAKING THE PHONES AWAY FROM THE BUILDING INSPECTORS RECENTLY WAS INSULT TO INJURE, CONSIDERING HOW SMALL THE PAY INCREASE THEY CLAIM TO RECEIVE. REQUIRING A CITY INSPECTOR TO PURCHASE HIS OWN CELL PHONE, PAY HIS OWN BILL OR TRY TO FIND A COIN PAY PHONE SOMEWHERE THAT WORKS IF HE NEEDS TO CALL HIS OFFICE TO CHECK THE DATABASE ON PERMIT INFORMATION, IT'S TOTALLY NONPRODUCTIVE, AND IT PLACES THAT INSPECTOR IN DANGER OF THEIR LIFE. THEY DON'T EVEN HAVE A CITY RADIO IN THEIR CITY-OWNED TRUCKS. AND LET'S NOT FORGET BACK IN THE 1990'S OVER IN EAST AUSTIN WHERE AN INSPECTION WAS SHOT AT MULTIPLE TIMES. THIS IS TOTALLY OUTRAGEOUS, COUNCIL, AND Y'ALL AS ELECTEDELECTOFFICIALS, WE SPEND ON YOU TO REPRESENT ALL OF US. THANK YOU. I'D LIKE TO HAVE A

RESPONSE FROM THE STAFF.

Mayor Wynn: THANK YOU, MR. JOHNSON. ACTUALLY, MR. COLLINS, IF YOU COULD GIVE US AN UPDATE. THIS HAS BEEN AN IMPORTANT ISSUE.

MY NAME IS PETE COL COLLINS, THE CHIEF INFORMATION OFFICER FOR THE CITY OF AUSTIN. MR. JOHNSON HAS SOME FACTUAL INFORMATION, BUT IT'S NO LONGER FACT. AS FAR AS THE ISSUES, WHAT HE REFERRED TO AS RECORDS CHECK WITH THE WARRANT SYSTEM, THAT IS WORKING AND FUNCTIONING. ACTUALLY, IT'S EXCEEDING THE STATE REQUIREMENT OF 22 SECONDS. WE'RE AVERAGING ABOUT EIGHT SECONDS RESPONSE TIME. AND WE'RE ACTUALLY NOT STOPPING THERE, WE'RE ACTUALLY GOING TO MAKE FASTER. I DO WANT TO STRESS THAT OUR TAX SYSTEM IS IN THE MIDDLE OF IMPLEMENTATION. WE HAVE HAD OUR PROBLEMS. WE'VE HAD SOME UNIQUE CIRCUMSTANCES WITH A NUMBER OF ACCOMMODATIONS WITH HARDWARE, OTHER SOFTWARE VENDORS WORKING TOGETHER TO ENSURE THAT THE SYSTEM WILL DELIVER WHAT WAS SPECKED OUT. AS FAR AS THE PROCUREMENT IN THE SYSTEM, IT WAS AN IMPARTIAL PAYMENT FROM THE COUNTY AND THE CITY DEPARTMENTS BASED ON TRUE REQUIREMENTS. AND THAT'S WHY WE'RE ABLE HERE TO KEEP MOVING FORWARD BECAUSE WE DO HAVE REQUIREMENTS THAT WE ARE HOLDING THE VENDOR ACCOUNTABLE TO. ONE THING I DO WANT TO STRESS THAT THE DEFENDER HAS NOT RAN FOR THE HILLS HERE. THEY HAVE STEPPED UP TO THE PLATE, THEY'RE ADDRESSING THEIR ISSUES AND THEY'RE GOING TO CONTINUE TO MOVE FORWARD. AS FAR AS THE REFERENCE ON WHAT HAPPENED I THINK ON JANUARY THE 30TH, I THAT REALLY HAD NOTHING TO DO WITH THE APPLICATION OF TRI TECH. IT HAD TO DO WITH A COMBINATION OF A HARDWARE, THE DISARRAY OR POSSIBLY ONE OF THE MICROSOFT PRODUCTS. I'M WORKING VERY CLOSELY WITH ALL THEIR TOP ENGINEERS TO DUPLICATE THAT CAUSE, WHICH WE HAVE NOT BEEN ABLE TO DO YET. WE EVEN HAVE TAKEN IT ONE STEP FURTHER TO WHERE WE'VE MOVED OUR SPARE SERVER TO C TECH TO PUT PRODUCTION ON THAT SYSTEM, AND THEN GO BACK TO THE SYSTEM THAT ACTUALLY CRASHED, AND THEY CONTINUE TESTING UNTIL WE CAN MAKE IT FAIL AND THEN

WE WOULD UNDERSTAND ROOT CAUSE. THAT SERVER, THE CORE SYSTEM THAT WE REFER TO AS CORE CAD, I DID SOME ANALYSIS OVER THE LAST NINE MONTHS WHEN THE SYSTEM WAS UP. THAT CORE SYSTEM HAS 99.999% RELIABILITY. THE SYSTEM IS A VERY COMPLEX SYSTEM BECAUSE THE PERCEPTION ISSUE THAT CAD IS DOWN IS ALWAYS OUT THERE. AND THE REASON FOR THAT, THERE'S 27 INTERFACES THAT ATTACH TO THE CAD SYSTEM. WE HAVE A MOBILE DATA SYSTEM. IF WE HAVE A PROBLEM THERE AND THE ACCESS IS NOT IN THE PATROL CAR -- AND BY ALL MEANS THE PATROL OFFICER WILL SAY CAD'S DOWN. CAD'S NOT DOWN, THERE IS AN ISSUE WITH THE INTERFACE. IT COULD BE WITH D.P.S., IT COULD BE WITH THE COUNTY OR THE NUMBER OF DIFFERENT SYSTEMS THAT WE ACTUALLY INTEGRATE TO. BUT WE ARE WORKING FOR PERFECTION AND FOR RELIABILITY AND WE WILL KEEP MOVING FORWARD WITH THE SUPPORT OF THE TEAM AND OUR STAFF THAT WE HAVE A VERY STRONG CAD TEAM AND WE'RE MOVING FORWARD IN A COORDINATED EFFORT WITH THE VENDOR TO DELIVER THE REQUIREMENTS THAT THE VENDOR SIGNED UP TO DELIVER.

Futrell: THANKS, PETE. JOE, COULD YOU ALSO STEP UP. COUNCIL, THERE HAS BEEN NO RECENT POLICY CHANGE ON CELL PHONES EITHER. WE ARE DOING EXACTLY WHAT WE'VE BEEN DOING FOR SEVERAL YEARS. BUT JOE, GO ON AND SPEAK TO THE CELL PHONE POLICY THAT'S IN PLACE FOR INSPECTORS AS WELL AS ALL CITY EMPLOYEES.

SURE, JOE CAN TELL, INSPECTOR OF THE WATERSHED AND DEVELOPMENT REVIEW DEPARTMENT. THE CITY MANAGER IS RIGHT, THERE'S BEEN NO RECENT CHANGE IN REGARDS TO THE TELEPHONE POLICY. CELL PHONE ALLOWANCE WANS ARE DETERMINED BY A BUSINESS NEED DETERMINATION BY A SUPERVISOR OF THE PARTICULAR EMPLOYEE. AS A MATTER OF FACT, OUR DEPARTMENT INSPECTORS ARE PROVIDED BOTH A ONE TIME PURCHASE ALLOWANCE AND A MONTHLY ALLOWANCE FOR PERSONAL CELL PHONES AS SHOWN IN THE BACKUP YOU HAVE IN FRONT OF YOU. THE ONE TIME PURCHASE ALLOWANCE OF \$75 AND THEN THE MONTHLY SERVICE ALLOWANCE IS EITHER \$35 OR \$45. AND THOSE ALLOWANCE LEVELS WERE SET BY THE BUDGET OFFICE BACK IN MARCH OF 2003. SO

ESSENTIALLY INSPECTORS HAVE ACCESS TO TELEPHONES AND ARE GETTING BOTH A ONE TIME PURCHASE ALLOWANCE AND A MONTHLY SERVICE CHARGE ALLOWANCE.

AND THEN JOE, IF YOU HAVE AN INSPECTOR THAT HAS A PARTICULARLY HIGH VOLUME AND NEEDS A LARGER STIPEND, THE PROCESS FOR THAT?

THE CITYWIDE POLICY ON THAT IS THAT THERE NEEDS TO BE ENOUGH DOCUMENTATION COMING IN WITH PHONE BILLS, WRAPPING THAT UP AND SENDING IT UP UPWARDS TO THE BUDGE OFFICE AND CITY MANAGER TO APPROVE.

THANK YOU.

Mayor Wynn: THANK YOU. OUR NEXT SPEAKER IS SUSANA ALMANZA. WELCOME. YOU WILL HAVE THREE MINUTE. YOU WILL BE FOLLOWED BY GAVINO FERNANDEZ.

GOOD EVENING, MAYOR AND CITY COUNCILMEMBERS, I'M SUSANA ALMANZA WITH PODER, PEOPLE ORGANIZED IN DEFENSE OF EARTH AND HER RESOURCES. AND I'M HERE TO REQUEST THAT THE SALTILLO PLAN DISTRICT AREA BE TAKEN OUT OF THE TRANSIT ORIENTED DEVELOPMENT. YOU TOOK MUELLER PLAN OUT OF THE NEIGHBORHOOD PLANNING PROCESS. THE TANK FARM AREA HAS ALSO BEEN TAKEN OUT OF THE NEIGHBORHOOD PLAN PROCESS TO BE LOOKED AT INDIVIDUALLY. AND I THINK THAT THE SALTILLO DISTRICT REDEVELOPMENT PLAN AREA IS ALSO BEING LOOKED AT SEPARATELY, AND IT'S RIGHT NOW UNDER WORKS OF A MASTER PLAN. AND WE SEE NO REASON THAT THE SALTILLO DISTRICT PLAN SHOULD BE UNDER THIS TRANSIT ORIENT THE DEVELOPMENT PLAN. ONE OF THE OTHER THINGS IS THAT ACCORDING TO THE DIFFERENT TRANSITIONS, I KNOW THAT THIS DRAFT ORDINANCE IS BEING LOOKED AT, BUT IT DOESN'T ALLOW FOR SINGLE-FAMILY HOUSING IN THE DIFFERENT TRANSITION ZONES. THOSE ARE OUT. BUT IF YOU LOOK AT THE AREA AROUND THAT PARTICULAR AREA, THERE ARE SINGLE-FAMILY HOUSING IN THE AREA. AND THAT -- WE WANT TO KEEP THE COMPATIBLE STANDARD OF SINGLE-FAMILY ZONING IN THE AREA. WE DON'T WANT TO HAVE TRANSITION ZONES AND WE

ALSO DON'T WANT TO HAVE YET ANOTHER ORDINANCE THAT'S GOING TO SUPERSEDE THE SALTILLO DISTRICT REDEVELOPMENT PLAN AND THE PEOPLE THAT ARE FROM THE COMMUNITY WHO ARE WORKING ON THAT. SO WE'D LIKE TO HAVE THAT TAKEN OUT OF THE ZONE. WE'RE ALSO NOT IN AGREEMENT WITH THE HOUSING RESOLUTION BECAUSE THE RESOLUTION IS NONBINDING. WE'VE ALREADY SEEN WHAT'S HAPPENED WITH THE HOLLY POWER PLANT RESOLUTIONS WHEN IT WAS IN AN ORDINANCE AND HOW MANY THE YEARS THE PEOPLE HAVE BEEN SUFFERING UNDER KEEPING THAT PLAN OPEN. AND NOW YOU'RE TALKING ABOUT A HOUSING ORDINANCE. WHEN WE LOOK AT 80% OF A FAMILY OF FOUR MEDIAN FAMILY INCOME IS 56,900, WHEN OUR COMMUNITY IS LIVING AT MORE THE 30% AND LOWER MEDIAN FAMILY INCOME, WHICH IS 21,350. WE FEEL THAT THIS WAS -- THIS WOULD ONLY ENHANCE THE GENTRIFICATION IN OUR COMMUNITY. WE AS INDIGENOUS PEOPLE SAW WHAT THE IRON HORSE TRAIN, COMMUTER RAIL, WHATEVER YOU WANT TO CALL IT, HOW IT DISPLACED OUR COMMUNITIES AND HOW THE LAND WAS TAKEN FROM US AND NOW WE SEE THE IRON HORSE COMING AGAIN. YOU HAVE THE OPPORTUNITY TO DO RIGHT OR WRONG AND NOT TO LET THAT IRON HORSE COME THROUGH OUR COMMUNITY AND DISPLACE US AND DIVIDE THE COMMUNITY. AND WE SEE THIS -- THIS COULD BE A PLAN THAT WILL BENEFIT THE PEOPLE, WHICH MAKES THE PEOPLE CONTINUE TO LIVE THERE AND CAN AFFORD TO CONTINUE TO LIVE THERE, AND AT THE SAME TIME BE ABLE TO MOVE PEOPLE. BUT WHAT WE DON'T WANT TO DO IS BE MOVING NEW PEOPLE TO OUR COMMUNITY AS THE OLD TRAIN DID. AS THAT IRON HORSE DID WAS BRING NEW PEOPLE INTO LAND THAT DISPLACED PEOPLE AND THEY REBUILT. WE DON'T WANT TO SEE THAT. WE WANT TO BE ABLE TO STAY IN OUR COMMUNITY AND WE ALSO WANT TO SEE SMALL COMMUNITY HOUSING IN OUR COMMUNITY. [BUZZER SOUNDS] I DON'T KNOW HOW TO READ THIS, MAYOR. THERE USED TO BE A YELLOW LIGHT. IS MY TIME UP?

Mayor Wynn: IT JUST RAN OUT.

I WANT TO SAY WHEN THE CESAR CHAVEZ PLAN WAS PASSED, A LOT OF PEOPLE, THEY DO COMMERCIAL SERVICE ZONING WITHOUT THE UNDERSTANDING THAT COMMERCIAL

SERVICE ZONING CAN GO UP TO 5 STORIES. AND I DON'T THINK THAT THAT'S WHAT WE WANT IN THAT PARTICULAR AREA. THANK YOU.

Mayor Wynn: THANK YOU. GAVINO FERNANDEZ? WHO WILL BE FOLLOWED BY MARCUS DELEON. YOU WILL HAVE THREE MINUTES.

GOOD AFTERNOON, COUNCIL, MY NAME IS GA VOAN KNEE FERNANDEZ FROM EL CONCILIO. BEFORE I BEGIN MY REMARKS I WANT TO THANK FRANCES AND FRANK MARTINEZ FOR TAKING THEIR TIME OUT THIS PAST SATURDAY TO GO OUT AND EDUCATE AND INFORM HOMEOWNERS AND BUSINESS OWNERS ALONG SEVENTH THROUGH THIRD STREET ABOUT THE PROPOSED T.O.D., WHICH MANY OF THEM WERE NOT AWARE OF SPECIFICALLY THE IMPACT. IT WAS A VERY SUCCESSFUL COMMUNITY MEETING. THERE WERE OVER 50 INDIVIDUALS THAT SHOWED UP. THE MAJORITY HOMEOWNERS AND BUSINESSES, AND PARTICULARLY HOMEOWNERS AND SENIOR CITIZENS THAT ARE LOW INCOME ARE VERY MUCH CONCERNED ABOUT THE CONTINUED INCREASE OF THEIR PROPERTY TAXES AND THE POTENTIAL FORTUNE OF DISPLACEMENT BECAUSE OF THIS SPECULATIVE T.O.D. PLANNING ZONING THAT IS GOING AROUND IN THIS COMMUNITY. I ALSO WANT TO REITERATE TO YOU ABOUT THE OPPORTUNITY THAT WE HAVE WITH THE 11 ACRES OF CAPITAL METRO. IF YOU'RE REALLY SINCERE ABOUT CARING FOR THE POOR AND MAINTAINING THE MEXICAN-AMERICAN COMMUNITY IN THIS GEOGRAPHIC AREA, I AGAIN CHALLENGE YOU TO CONSTRUCT AND LOBBY FOR FEDERAL DOLLARS TO BUILD PUBLIC HOUSING. THE RESOLUTION THAT TALKS ABOUT AFFORDABLE HOUSING, WE KNOW WHAT AFFORDABLE HOUSING IS IN THIS AREA, IT'S \$63,000. IF YOU LOOK AT THE CENSUS TRACK FOR THIS AREA, THE INCOME IS 15,000 OR LESS. SO AGAIN THE POLITICS IN THIS COMMUNITY TENDS TO LAY THE BURDEN ON THE MINORITIES THAT SERVE ON THIS COUNCIL. AND THAT'S A RIDICULOUS ILLUSION BECAUSE REALITY TELLS US THAT THAT'S NOT TRUE. SO THE BURDEN NEEDS TO FALL ON THE REST OF YOU THAT HAVE COME AND WALKED IN THROUGH OUR COMMUNITY, SOLICITING OUR VOTES. LIGHT RAIL IS SUPPOSED TO BE FOR YOUR PEOPLE. IF THAT IS SINCERE, BUILD PUBLIC HOUSING. THEY ALSO WANT TO

BENEFIT FROM LIGHT RAIL. ALSO GOING OUT FOR FEDERAL DOLLARS TO BRING IN BUSINESSES UNDER THE CONCEPT THAT HAS BEEN PRACTICED IN THIS COMMUNITY BEFORE. SO AGAIN, I WANT TO ALSO MENTION TO YOU AND REMIND YOU THAT YOU ALSO HAVE THAT GOLDEN OPPORTUNITY TO PUT SINGLE MEMBER DISTRICTS ON THE MAY BALLOT. WE NEED TO COME TO A POINT WHERE WE TAKE ACTION, MAYOR. THIS IS THE CHALLENGE THAT I WILL -- WE WOULD LIKE OUR COMMUNITY, LIKE TO PLACE ON YOU AS THE LEADER OF THIS COMMUNITY AND TO ILLUSTRATE AND DEMONSTRATE THAT YOU ARE SINCERE. RICHARD HANSLAN OF THE AMERICAN LEARNING CENTER, MENTIONED TO ME WHEN THE DISCUSSION OF THE CAPITAL METRO WAS BEING PROPOSED, THAT HE WANTED TO SEE THE OPPORTUNITIES OF HIS FACILITIES BEING BUILT IN THAT -- ON THAT PROPERTY. AGAIN, IT'S PUBLIC LAND, IT'S PUBLIC PROPERTY. AND THAT WOULD LESSEN THE TAX IMPACT ON THE COMMUNITIES AND POTENTIALLY SAVE OUR MEXICAN PEOPLE FROM LOSING THESE PROPERTIES. THANK YOU VERY MUCH FOR THE OPPORTUNITY, MAYOR.

Mayor Wynn: THANK YOU, MR. FERNANDEZ. MARCUS DELEON, WELCOME, SIR. YOU WILL HAVE THREEMENTS AND BE FOLLOWED BY RAMON MALDANADO.

EVENING, MY NAME IS MARCUS DELEON FROM EL CONCILIO. I'VE BEEN ILL THE LAST FEW DAYS, SO I'M A LITTLE WEAK IN MY SPEECH. THE REASON I CAME HERE TODAY, USUALLY I TELL GA VOAN KNEE TO GO AHEAD AND PUT MY NAME DOWN, IS BECAUSE ONE OF THE THINGS THAT WE HAVE AS HUMAN BEINGS IS LOVE AND COMPASSION. THE COMPASSION TO CARE FOR ANOTHER HUMAN BEING. AND THEY'RE ALL RIGHT IN THE FACT THAT THIS COUNCIL HAS THE OPPORTUNITY TO TURN EVERY STONE OVER AND SEE IF THERE'S MONEY, PROVIDE PUBLIC HOUSING FOR THOSE WHO ARE STILL WAITING IN THE CITY OF AUSTIN'S LIST AND THE TRAVIS COUNTY LIST. IT TAKES A LOT OF GUMPTION AND TENACITY TO DO THAT. I'M NOT ASKING FOR ME OR MY CHILDREN WHO ARE LOOKING FOR A PLACE TO LIVE, I'M ASKING FOR THOSE WHO DON'T EVEN HAVE A CHANCE. FAMILIES, MOTHERS WHO WANT TO PUT A ROOF OVER THE CHILDREN'S HEAD. THAT'S WHAT I'M TALKING ABOUT. AND BETTER YET, YOU HAVE THE OPPORTUNITY TO BE THAT

COMPASSIONATE PERSON, SO YOU, DARRYL, RAUL, JACKIE, BREWSTER, AND DANNY AND TOBY, YOUR STAFF, SOME I'VE KNOWN FOR OVER 30 YEARS. THERE IS A WAY -- YOU NEED TO FIND THE WAY NOW. IF YOU ONLY ALLOW THE 53,000 AFFORDABLE HOUSING IN THAT AREA, YOU WILL DEVASTATE THE COMMUNITY TWICE, FOUR TIMES YOU WILL EVER SEE IN YOUR LIFETIME. IF YOU HAVE AN OUNCE OF COMPASSION AND LOVE FOR THIS COMMUNITY, WHICH I SERVED AS A COUNSELOR AND LOCAL HIGH SCHOOL AND AS A FATHER AND GRANDFATHER, AND THAT'S WHAT I ASK YOU. TO DO THAT THINK ABOUT BEFORE YOU SET THE ORDINANCE AND LAW. AND THAT COMMUNITY DOES NOT ALLOW THAT MOTHER, THAT FATHER TO LIVE THERE. THAT'S WHAT I ASK OF YOU TO THINK ABOUT. TO ME THAT'S WHAT'S IMPORTANT HERE. IT HASN'T BEEN DONE SINCE 1947. IT HASN'T BEEN DONE SINCE THEN IN THAT COMMUNITY. THAT SPEAKS A LOT, MAYOR. THAT'S ALL I ASK YOU. FROM ONE TO ANOTHER.

Mayor Wynn: THANK YOU, MR. DELEON. RAMON MALDANADO? WELCOME, SIR, YOU WILL HAVE THREE MINUTES. AND DID JOSE QUINTERO MAKE IT IN YET? OKAY. WELCOME. YOU WILL HAVE THREE MINUTES.

(SPEAKING SPANISH).

YES, I WENT TO ZILKER PARK THE OTHER DAY AND I SAW SOME BOOTS AND STUFF, YOU KNOW. AND IT'S COMPELLING. THERE'S A LOT OF DIVERSE PEOPLE THAT SYMBOLIZE THOSE BOOTS, BUT YET PEOPLE COME BACK AND THEY DON'T HAVE A PLACE TO GO OR TO LIVE. AND THEN THEY HAVE TO GET A JOB, CONSTRUCTION, DIGGING DITCHES AND ALL THAT, BUT THEY CAN'T FIND A PLACE TO STAY, TO LIVE. AND YOU THINK ABOUT THE DISHWASHERS, THE BUS BOYS. WE WANT TO LIVE CLOSE TO DOWNTOWN TOO. WE WANT TO STAY WHERE THE COMMUNITY MY DADDY WORKED SO HARD WITH PICK AND SHOVEL AND MY GRANDPA FLIPPED A BUNCH OF TORTILLAS IN HIS FACTORY. WE WANT THE OPPORTUNITY TO STAY THERE. WE'RE NOT SAYING WE DON'T WANT TO PAY TAXES, BUT WE JUST WANT A BREAK. I'VE BEEN COMING DOWN HERE AND IT LOOKS LIKE IT'S FALLING ON DEAF EARS. I THOUGHT THIS WAS A COMMUNITY. I LOVE MY CITY, BUT DOES MY CITY LOVE MY

PEOPLE? THANK YOU.

Mayor Wynn: THANK YOU. JENNIFER GALE. WELCOME.

BLACK HISTORY MONTH ENDS ON THE 24TH AT THE UNION THEATER SHOWING RAY, THE RAY CHARLES MOVIE WITH JAMIE FOXX. CITY MANAGER, MAYOR, MAYOR PRO TEM, COUNCILMEMBER DARYL SLUSHER, COUNCILMEMBERS ALVAREZ, MY OPPONENT ISN'T HERE. COUNCILMEMBER MCCracken, DANNY THOMAS. I'M JENNIFER GALE. MAYOR WYNN, AT THE RATE THE PEOPLE ARE DROPPING OFF THE RECALL LIST, IT SHOULD BE CLEAR BY -- YOU SHOULD BE CLEAR BY THE END OF THIS WEEKEND. AS THE FIRST OFFICIAL CANDIDATE ON FEBRUARY 7TH FOR THIS, OUR CITY COUNCIL, I'M LETTING PEOPLE KNOW THAT I'VE READ TO READ IN THE "AUSTIN AMERICAN-STATESMAN". FOX SEVEN NEWS, THE AUSTIN CHRONICLE AND U.T. DAILY TEXAN HAS ANNOUNCED MY RUNNING FOR CITY COUNCIL. IT SIMPLY NOT IN THE LOCAL NEWSPAPER. I'M HERE TO PROPOSE ONCE AGAIN THAT WE OFFER OUR EMERGENCY PERSONNEL, E.M.S., AUSTIN FIRE DEPARTMENT, DOCTORS, NURSES, ANYONE IN EMERGENCY SITUATION TO HAVE A VACATION EVERY SIX MONTHS. TWICE A YEAR IN THE HIGH STRESS JOB WHERE THERE'S NO DOWNTOWN OR TIME TO RELAX. THEY NEED TO GET AWAY FROM THE CONSTANT TENSION TO GET A BETTER PERSPECTIVE ON THEIR LIVES. AND THE OTHER PERSPECTIVE IS SOMEONE WHO IS A GO GO-GETTER TRYING TO GET THINGS DONE LIKE THE CITY MANAGER AND DONE THINGS WELL WHO REFUSES TO RELAX, KNOWS THAT IN THE BACK OF THEIR MIND THEY'RE GOING BACK ON VACATION IN THREE MONTHS, TWO TO THREE MONTHS. SO THEY'RE EITHER COMING OUT OF OF VACATION OR GOING BACK ON ONE, ALWAYS ABLE TO RELAX. I AM CONVINCED THAT THE DETECTIVE CURT JACOBSON AND COMMANDER SHARON JACOBSON WOULD STILL BE ALIVE NOW IF I HAD A CHANCE TO IMPLEMENT THIS BEFORE THE CITY COUNCIL. IN TERMS OF GENERAL GENTRIFICATION, I'M SUGGESTING THAT AUSTIN HELP THOSE WITH HOMES IN THE AREA OF GENTRIFICATION, FIX UP THEIR HOMES AND SELL THEM AT A PROFIT. BLOCK 21, THE NEW CITY HALL, BEHIND THE NEW CITY HALL I'D LIKE THAT SECOND PROPOSAL WHERE THEY LOOK LIKE TWO SPEAKERS. IT ALLOWS CITY EMPLOYEES -- STATE

EMPLOYEES TO LOOK THROUGH ON TO THE WATER BEHIND THE CITY HALL. IT ALSO ALLOWS FOR A LIBERTY LUNCH TO OPEN UP AND PLAY IN THAT OPEN AREA. AND TASERS KILL. I'VE WATCHED FOR HALF HOURS POLICE AND E.M.S. WORK TO REMOVE A TASER AT 27TH AND GUADALUPE. [BUZZER SOUNDS] THIS WEEKEND THE UNIVERSITY OF TEXAS PLACE, NUMBER 5 STAND FORD. SHOULD BE VERY EXCITING. THANK YOU, MAYOR.

Mayor Wynn: THANK YOU, MS. GALE. AND DID MR. BEGIN TEAR ROW ARRIVE -- QUINTERO ARRIVE? IF NOT, THAT'S ALL THE CITIZENS WHO SIGNED UP FOR CITIZEN COMMUNICATION. MAYOR PRO TEM.

Goodman: MAYOR, WHO WE BRING BACK THE T.O.D. OR WHEN IT GOES OUT FOR PUBLIC DISCUSSION, THERE'S SOME ISSUES THAT THE SPEAKERS TODAY BROUGHT UP THAT I THOUGHT HAD BEEN DISCUSSED AS WELL. IN THE RESOLUTION THAT CAME BEFORE US I HAD REMEMBERED THAT FOR EACH OF THE AFFORDABLE HOUSING WAS PROPOSED TO BE AT A CERTAIN PERCENTAGE AT THE MEDIAN INCOME OF THAT AREA. WHICH WOULD ANSWER SOME OF THEIR ISSUES. ALSO THAT NEIGHBORHOOD PLANS WANTED TO HAVE PRIORITY AND THAT THE NEIGHBORHOOD PLANNING TEAMS WOULD PLAY A PART IN DESIGNING, VIRTUALLY DESIGNING THE STATIONS FOR THE -- TO FIT THE NATURE AND CHARACTER AND CULTURE OF THE NEIGHBORHOODS AROUND IT. NONE OF THIS WAS SUPPOSED TO BE COOKIE CUTTER BECAUSE THE PEOPLE OF THAT AREA ARE THE ONES THAT THE TRANSIT IS THERE TO SERVE. SO IT NECESSARILY HAS TO BE PART OF THE CULTURE AND VALUE THAT EXISTS. AND FEDERAL DOLLARS FOR SMALL HOUSING PROJECTS, NOT IN THE OLD SENSE OF THE WORD, BUT IN THE NEW SENSE OF THE WORD, CAN MAYBE BE LOOKED INTO BY PAUL HILGERS. I'M SURE HE'S UNAWARE OF ANY DOLLARS TO GET THAT WE HAVEN'T GOTTEN, BUT MAYBE THIS IS A NEW ANGLE THAT CAN BE RESEARCHED. AND ALSO -- I LOST MY LAST POINT. I CAN'T READ MY NOTES. OH, YEAH, IT WAS THE MINIMUM OF THREE STORIES. THAT WE WERE REQUIRING ON THE FACE OF IT, WHICH I ALSO DISAGREE WITH BECAUSE I THINK THAT DOES AUTOMATICALLY PRECLUDE A LOT OF LOCAL PROPERTY OWNERS FROM DEVELOPING. THREE STORIES TAKES A LOT

OF MONEY TO DEVELOP, SO WHEN THAT COMES BACK AROUND, WE CAN DISCUSS THAT AS WELL. BUT I BELIEVE THAT THE INTENT IS TO ANSWER THE EXACT ISSUES THAT THE SPEAKERS BROUGHT UP.

Mayor Wynn: THANK YOU, MAYOR PRO TEM. SO COUNCIL, THERE BEING NO MORE CITIZENS TO SPEAK BEFORE US, WE HAVE A LITTLE BIT OF TIME BEFORE OUR 1:00 O'CLOCK TIME CERTAIN BRIEFINGS, SO WITHOUT OBJECTION, WE'LL GO BACK INTO CLOSED SESSION PURSUANT TO SECTION A 51.071 TO TAKE UP LEGAL ADVICE RELATED POTENTIALLY TO ITEMS 31 AND 32. WE'RE NOW IN CLOSED SESSION. SHOULD BE BACK SHORTLY AFTER ONE P.M.

IT WOULD BE THE IMPACT ON THIS OVERALL LOCAL DISTRICT. YOU'VE SEEN THIS SLIDE LAST WEEK, BUT WHEN YOU ENVISION THE ACTIVITY THAT WOULD HAPPEN ON THIS SITE AND IT'S IMPACT ON THE SURROUNDING SITES, I THINK THE ADVANTAGE IS OBVIOUS. WE LOOKED AT TRYING TO MEASURE AT LEAST THE MOST READILY IDENTIFIABLE ECONOMIC IMPACTS. I THINK YOU HAVE IN FRONT OF YOU A STUDY THAT WE COMMISSIONED BY ANGELOU ECONOMICS. CHRIS INGLE IS HERE TODAY, WHO WORKED ON THAT FOR US, BUT CRITON CREATED THESE NUMBERS THAT I THOUGHT WOULD HELP CAPTURE THE IMPACT. FROM THE SEAHOLM SITE ALONE, 120 JOBS. ANNUAL TAXES FROM THE SEAHOLM SITE ALONE OF 2 AND A HALF MILLION DOLLARS. TOGETHER WITH THE SEAHOLM SITE, TOTAL JOBS IN AUSTIN 830. AND FOUR MILLION DOLLARS A YEAR IN TAXES. AND THEN PARTICULARLY WHEN YOU THINK ABOUT THE FUTURE OF THE MUSIC BUSINESS AND THE OPPORTUNITY TO DO PAY PURVIEW CONCERTS AND DIGITAL TECHNOLOGY, THERE'S NO TELLING WHERE THE FINAL NUMBER WOULD GO, BUT WE THINK AT LEAST INITIALLY WE'RE TALKING ABOUT THAT FOUR-MILLION-DOLLAR NUMBER GROWING TO FIVE MILLION DOLLARS ON A TAX BASE. WE LOOKED AT THIS AGAIN INITIALLY IN TERMS OF WHAT FIT AUSTIN AND COULD WE MAKE A PROFIT ON IT? AS WE HAVE DEVELOPED THE IDEA, I THINK AS WAS DEMONSTRATED, AS BOTH SAID, THE ECONOMIC POTENTIAL IS EXCITING. FROM THOSE 29 GROUPS THAT EITHER DIDN'T PLAY IN AUSTIN OR PLAYED OTHER VENUES, WE HAVE -- IN LOOKING AT THE TICKET SALES AND LOOKING AT THE MERCHANDISE AND SALES

THAT WOULD BE LIKELY AND THE BEVERAGE SALES, WE THINK LAST YEAR ALONE WHEN WE MISSED THOSE 29 GROUPS, WE MISSED OVER \$12 MILLION IN REVENUE. THAT'S THE HOLE IN THE INDUSTRY MARKET THAT THAT VENUE WOULD FILL. I GUESS WHEN YOU LOOK AT LEASE VERSUS SALE, WHEN YOU LOOK AT RETURN OVER TIME VERSUS POTENTIALLY A ONE-TIME ONLY PURCHASE PRICE, THOSE THINGS I THINK ARE EASY TO UNDERSTAND. I THINK THE THING THAT DREW US TO -- MORE CLOSELY TO THE IDEA WAS IN CREATING THIS MUSIC HUB WOULD LEAD TO A SITUATION WHERE WE'RE NOT JUST PRODUCING JOBS, BUT WE'RE PRODUCING JOBS THAT LEAD TO CAREERS. CAREERS POTENTIALLY IN THE MUSIC INDUSTRY THAT AUSTIN HOLDS PRETTY DEER. AND IN CREATING THOSE CAREERS WE'RE FURTHERING THAT INDUSTRY. ACCORDING TO CHRIS, THE MUSIC INDUSTRY IN AUSTIN TODAY GENERATES ABOUT \$225 MILLION IN ACTIVITY, ECONOMIC ACTIVITY IN AUSTIN, TEXAS TODAY. AND CHRIS TELLS US THAT WE COULD EXPECT TO SEE IMMEDIATELY ABOUT A 10% BUMP IN THAT INDUSTRY IF WE'RE ABLE TO DO AND CREATE THIS HUB. A COUPLE OTHER ISSUES. WE'VE TALKED A LOT ABOUT RAIL. COMMUTER RAIL IS OBVIOUSLY NOT FOREIGN TO AUSTINITES ALREADY, BUT WE ARE CON IN A SANT OF THE -- COGNIZANT OF THE OPPORTUNITY TO CREATE A DESTINATION THAT WOULD LEAD TO THAT RAIL CORRIDOR BECOMING MORE OF A REALITY SOONER. AND IN OUR CONVERSATIONS WITH CAPITAL METRO, THEY WERE PRETTY FOCUSED ON THE TYPE OF USE CREATING THAT SORT OF DESTINATION SO THAT IT WOULD ENABLE THE COMMUTER RAIL POTENTIALLY TO INTERACT DIRECTLY WITH SOME OF THE OTHER ALTERNATIVES THAT WOULD TAKE YOU POTENTIALLY TO THE EAST. I GUESS I WOULD BACK UP AND MENTION ONE OTHER ISSUE. I THINK ARTHUR COVERED THE PARKING ISSUES QUITE WELL. THE PARKING CERTAINLY WORKS FOR KLRU, TEXAS MUSIC HALL OF FAME AND THE COMMERCIAL BUSINESSES THAT WOULD PARK ON SITE. ONE OF THE INTERESTING THINGS THAT WE LOOKED AT WAS GIVEN THAT THIS IS A TRANSIT HUB, GIVEN THAT WE'VE GOT PEDESTRIAN TRAFFIC AND BIKE TRAFFIC AND HOPEFULLY RAIL TRAFFIC IN THE FUTURE, CARS ARE ONLY ONE COMPONENT OF THAT, BUT NONETHELESS AN IMPORTANT COMPONENT, ESPECIALLY WHEN YOU CONSIDER THE NIGHTTIME ACTIVITY

THAT MAY EXIST WITH AUSTIN CITY LIMITS AND ITS VENUE. WE REALLY THOUGHT A LOT OF THAT PARKING TO THE EXTENT THAT WE NEEDED IT WOULD BE PARKED IN THE NEIGHBORHOOD. WE HAVE WITHIN FOUR BLOCKS OVER 5,000 PARKING SPACES IN STRUCTURED GARAGES. AND WHEN YOU THINK ABOUT THOSE, THEY ARE MAINLY VACANT AT NIGHT. SO WE THINK THAT GIVEN WHAT WE'RE PROPOSING, WE REALLY HAVE SOMETHING THAT IS THAT 18-7 KIND OF USE THAT WOULD ALLOW US TO MAXIMIZE THE GARAGES FRANKLY THERE ARE ALREADY BUILT. WE MENTIONED LAST WEEK THAT GIVEN THE CITY'S OWNERSHIP OF BLOCK 21 THAT WE THOUGHT THAT IT WAS APPROPRIATE FOR US TO MEET THE SAME STANDARDS THAT THE CITY MET WITH RESPECT TO WOMEN-OWNED BUSINESSES AND MINORITY-OWNED BUSINESSES. WE WOULD MAKE THE SAME OFFER WITH RESPECT TO THIS PROJECT. WE THINK THAT'S IMPORTANT. AND AS ARTHUR MENTIONED, WE SPENT A LOT OF TIME LOOKING AT THE NOISE ISSUES. CERTAINLY WHEN YOU TALK ABOUT MUSIC VENUES AND YOU TALK ABOUT PUTTING KLRU IN THE EXISTING SEAHOLM, AND WHEN YOU HAVE A TEAM LIKE OURS THAT'S FULL OF MUSIC PEOPLE, WE SPENT A LOT OF TIME LOOKING AT THAT ISSUE. AND WE HAD NO DOUBT THAT THAT WILL WORK, NO DOUBT GIVEN THE RESEARCH THAT WE HAVE DONE. LET ME CLOSE BY TELLING YOU THAT OUR VISION IS THAT SEAHOLM CAN BECOME A SPECIAL PLACE. AND AUSTIN IS LIKE MANY CITIES KNOWN FOR ITS SPECIAL PLACES. WE THINK CERTAINLY THAT WHEN YOU VISIT AUSTIN YOU'RE GOING TO NOTICE AND PROBABLY VISIT THE CAPITOL. U.T. HAS ITS TOWER AS ITS SIGNATURE ELEMENT. THANKS TO YOUR EFFORTS, THE CITY HAS A NEW CITY HALL THAT WE THINK WILL BE ONE OF THOSE KIND OF SPECIAL PLACES. THOSE AREN'T SPECIAL -- SPECIAL PLACES CERTAINLY AREN'T CONFINED TO BUILDINGS, WITH BARTON SPRINGS BEING THE TREASURED ICON THAT IT IS IN AUSTIN. AND WE REALLY THINK THAT GIVEN THE OPPORTUNITY THAT SEAHOLM CAN BECOME ONE OF THOSE SPECIAL PLACES, AND WE'D LIKE THE OPPORTUNITY TO HELP PRODUCE IT.

Mayor Wynn: THANK YOU, MR. DRENNER. WELL TIMED. COUNCIL, THAT BRINGS US TO OUR FOURTH AND FINAL PRESENTATION, THE SEAHOLM VENTURE GROUP. WELCOME, MR. McHENRY. I'LL GIVE YOU AkvofBab\$+yX9fo\$ SET UP.

CAN WE GO AHEAD AND GET STARTED? WELCOME.

THANK YOU. GOOD AFTERNOON. MY NAME IS JOHN McIRNERARY. WE'RE HERE TO PRESENT OUR QUALIFICATIONS AND REDEVELOPMENT OF THE SEAHOLM POWER PLANT. ONE THING THAT WE TRIED TO DO WHEN WE ASSEMBLED OUR TEAM WAS TO GIVE SPECIAL CONSIDERATION TO THE SELECTION CRITERIA AND THE GOALS OF THE SEAHOLM MASTER PLAN. WHILE WE'RE HERE TO SPECIFICALLY DISCUSS THE POWER PLANT PROPERTY, OUR TEAM WAS ASSEMBLED TO DO A MUCH LARGER OPPORTUNITY OF DEVELOPING A TRUE MIXED USE DISTRICT OF THE POWER PLANT -- OF WHICH THE POWER PLANT IS ONLY A STEPPING STONE. KEEPING THAT IN MIND, THE GROUP HAS SIMMONS COMPANY, THE GOTISMAN COMPANY. AND SEAHOLM PROPERTY COMPANY. IN ADDITION, OUR CONSULTANT TEAM CONSISTS OF FOUR,. OUR RESEARCH GROUP, CAPITAL MARKET RESEARCH, AND OUR ATTORNEYS, JAY HEAL, AT LOCK LA DELL AND ZAP AND KIRK WATSON AT WATT TON, BITCH SHOP. IN OUR PROPOSAL WE'VE HAD TWO OF THE CIVIC PARTNERS. KLRU, AUSTIN CITY LIMITS, AND THE TEXAS MUSIC HALL OF FAME. AND WE ALSO INCLUDE THE AUSTIN SAN ANTONIO COMMUTER RAIL DISTRICT AS A TRANSPORTATION PARTNER. SO YOU LOOK AT OUR TEAM, LOOK AT OUR CONCEPTS WHICH WE'LL PRESENT IN A MOMENT AND YOU LOOK AT THE SELECTION CRITERIA AND ASK WHAT HAVE YOU DONE TO MAKE YOU QUALIFIED TO HANDLE SUCH AN IMPORTANT PUBLIC-PRIVATE PROJECT. I THINK IT'S IMPORTANT TO POINT OUT BEFORE WE START, AS I SHOW YOU WHAT WE'VE DONE, THAT THE PRINCIPALS OF OUR TEAM HAVE THE PRIMARY RESPONSIBILITY FOR THE FOLLOWING PROJECTS, WHICH IS VERY DIFFERENT THAN SAYING A COMPANY DID THIS OR THAT. AS PRINCIPALS OF SIMILAR MENZ AND VETTER, AND COMPANY, WE WERE RESPONSIBLE FOR GETTING THE TRIANGLE PROJECT OFF THE GROUND AFTER SEVERAL YEARS OF DELAYS. THIS IS A LARGE SCALE MIXED USE DEVELOPMENT. IT SCORED VERY HIGH MARKS ON THE PROPOSED DESIGN GUIDELINES. SIMMONS VETTER AND COMPANY ALSO WAS THE CATALYST BEHIND THE UNIVERSITY NEIGHBORHOOD OVERLAY AND WORKED WITH SEVERAL NEIGHBORHOOD GROUPS AND HOUSING PROPONENTS TO DRAW STUDENTS BACK TO THE

WEST CAMPUS AREA. IN ADDITION, OUR PRINCIPALS WERE RESPONSIBLE FOR MULTI-FAMILY DEVELOPMENTS AT 38TH STREET AND LAMAR WHICH IS ON THE STATE GROUND LEASE. ON LAKE AUSTIN BOULEVARD, WHICH IS ON LEASED LAND FROM THE UNIVERSITY OF TEXAS. ADDITIONALLY, OUR PRINCIPALS BUILT SEVERAL LARGE SCALE PROJECTS IN OTHER CITIES THAT ALSO INCLUDE A TREMENDOUS AMOUNT -- INCLUDED A TREMENDOUS AMOUNT OF COMMUNITY INVOLVEMENT. OF NOTE ONE OF OUR PRINCIPALS WAS PRIMARILY RESPONSIBLE FOR A PROJECT IN WASHINGTON, D.C. CALLED MARKET SQUARE, A ONE MILLION SQUARE FOOT MIXED USE DEVELOPMENT ON PENNSYLVANIA AVENUE THAT SITS ASTRIDE THE NAVY MEMORIAL THAT INCLUDED OFFICE RESIDENTIAL, A TRANSIT COMPONENT AND INVOLVEMENT WITH THE FEDERAL GOVERNMENT. SANDY WITH THE GOTTISMAN COMPANY BRINGS A TREMENDOUS AMOUNT OF EXPERTISE AND CIVIC INVOLVEMENT TO OUR TEAM. HE RECENTLY AGGREGATED VEE MAJOR RESTAURANTS AND THE REDEVELOPMENT OF THE WAREHOUSE, GIVING DOWNTOWN A MULTIDINING EXPERIENCE LIKE NO OTHER. HE ALSO DEVELOPED TECH RIDGE, A LARGE MASTER PLANNED BUSINESS PARK BUILT ON THE SITE OF AN OLD AIR PARK IN AUSTIN AND IN A PRIOR LIFE HE DEVELOPED AUSTIN'S ORIGINAL MIXED USE CAMPUS, THE ASH ARBORETUM. SIMON PROPERTY GROUP, THE NATION'S LARGEST RETAIL GROUP, ALSO HAS A LARGE AMOUNT OF EXPERTISE, BUT THEY BUILT THE FORUM SHOPS IN LAS VEGAS, WHICH I THINK IS ONE OF THE MOST SUCCESSFUL PROJECTS IN THE COUNTRY. AND CIRCLE CENTER, A MALL IN DOWNTOWN INDIANAPOLIS, ONE OF THE LARGEST SHOPPING VENUES IN THE UNITED STATES. AND LASTLY, AN INTEGRAL PART OF OUR TEAM AND THE GROUP THAT HAS THE DEEP EXPERTISE FOR SEAHOLM, MEDIA REALTY, THE PRINCIPAL, STEVE HICKS, JOHN CULL LIEN AND MICHELLE MCDONALD HAVE BEEN RESPONSIBLE FOR DEVELOPING MEDIA FACILITIES ALL OVER THE COUNTRY. I WILL NOW LET JOHN EXPLAIN THE CONCEPT FOR THE MEDIA CENTER.

MY NAME IS JOHN CULLEN. MY GOALS HERE ARE TO INTRODUCE MEDIA REALTY PARTNERS, TO EXPLAIN OUR AREA OF EXPERTISE, DESCRIBE OUR CONCEPT OF A MEDIA

CENTER, AND TO REVIEW OUR RELATIONSHIP WITH TENANTS THAT MAKE THIS CONCEPT ECONOMICALLY VIABLE. MEDIA REALTY IS THE COMPANY THAT PROVIDES DESIGN, CONSTRUCTION AND REAL ESTATE SERVICES TO BROADCAST COMPANIES THROUGHOUT THE WORLD. AS YOU MIGHT EXPECT, THIS IS A VERY NARROW, HIGHLY SPECIALIZED MARKET. OUR GROUP INCLUDES STEVE HICKS, FORMER CHAIRMAN OF THE TRI STAR COMPANY. AND MICHELLE MCDONALD. THE PRINCIPALS IN THIS GROUP HAVE COLLECTIVELY DEVELOPED FACILITIES FOR NEARLY 370 STATIONS IN 72 DIFFERENT MARKETS. GEOGRAPHICALLY RANGING FROM VICTORIA, TEXAS TO LOS ANGELES, AND IN A DISTANCE FASHION FROM SYDNEY AUSTRALIA TO RIGHT HERE IN AUSTIN WHERE WE DID THE PENFIELD DEVELOPMENT AND MOVED CLEAR CHANNEL INTO SOUTH CONGRESS. IN THIS NICHE MARKET, MEDIA REALTY IS REALLY A PREFERRED SUPPLIER FOR SOME OF THE LARGEST AND MOST PRESTIGIOUS BROADCASTING COMPANIES IN THE WORLD. OUR TRACK RECORD OF COMPLETING CHALLENGING PROJECTS ON TIME AND WITHIN BUDGET PARAMETERS HAVE GIVEN US THAT REPUTATION. YOU SEE THE LIST OF MARKETS THAT WE'VE BEEN INVOLVED IN UP ON THE BOARD. SO WHAT ABOUT THE MEDIA CENTER CONCEPTS? IN 1999 CAP STAR BROADCASTING WAS LOOKING TO BUILD A CORPORATE HEADQUARTERS HERE IN AUSTIN, TEXAS. THOUGH IT WAS A SIMPLE OFFICE FACILITY, STEVE DECIDED THAT IT WOULD BE GREAT TO HAVE SOMETHING THAT WAS BETTER FOR HIS HOMETOWN, PROPOSED A COMMUNITY FOCUSED, INTERACTIVE BROADCAST FACILITY. ESSENTIALLY AN AUSTIN VERSION OF ROCKEFELLER CENTER. THE OUTGROWTH OF THIS IDEA WAS A COLLABORATIVE EFFORT BETWEEN KLRU, THE AUSTIN CITY LIMITS, CAP STAR BROADCASTING AND THEN LYNN TELEVISION. THE CONCEPT RECOGNIZES NATURAL SYNERGY THAT EXISTED BETWEEN DIFFERENT BROADCAST MEDIUMS. THE ECONOMIES OF SCALES THAT SUCH CO-LOCATION WOULD REPRESENT. PLUS THE ADVANTAGES THAT SUCH A DESTINATION WOULD HAVE ON THE COMMUNITY. WE ENVISION THE MEDIA CENTER TO HAVE AN INDOOR AND OUTDOOR MUSIC VENUES AND TO PROVIDE A FURTHER GRIP ON AUSTIN'S MUSIC FRANCHISE. THE 1990 LOCATION WAS IDENTIFIED. THE PROPERTY PLAN -- WE

HIRED AN ARCHITECT. ARCHITECTURAL RENDERINGS WERE MADE. UNFORTUNATELY FOR AUSTIN, THE PLANS TERMINATED WITH THE MERGER OF CAP STAR INTO WHAT IS NOW CLEAR CHANNEL BROADCASTING. SO TODAY WHAT ABOUT SEAHOLM AND EMMIS BROADCASTING? OUR FEELING IS THAT SEAHOLM REPRESENTS AN OPPORTUNITY TO RESURRECT THIS REMARKABLY BENEFICIAL CONCEPT FOR AUSTIN, TEXAS. AND THE TIMING IS PERFECT. MEDIA REALTY HAD ALREADY INITIATED CONVERSATIONS WITH EMMIS BROADCASTING AND THEIR GROUP OF STATIONS THAT YOU SEE LISTED FOR NEW FACILITIES TO REPLACE THEIR CURRENT LOCATION ON I-35. THIS WAS BEFORE THE NOTION OF KLRU RELOCATING TO SEAHOLM WAS PROPOSED. EMMIS IS REGARDED AS A MEDIA COMPANY OF EXTRAORDINARILY HIGH STANDARDS AND CORPORATE CULTURE OF COMMUNITY INVOLVEMENT. THEIR ASSETS HERE IN AUSTIN ARE AMONG THE MOST HIGHLY REGARDED FREQUENCIES AND SOME OF THE MOST RECOGNIZED PERSONALITIES IN THIS TOWN. THEIR STATIONS REPRESENTED THE FIRST GROUP OF AUDIENCES. KGSR, KLBJ FM, 590 AM, JUST A GREAT COLLECTION OF ASSETS. THEY PROVIDED A SOLID FOUNDATION, SOLID ECONOMIC FOUNDATION FOR THIS PROJECT IN THE MEDIA CENTER. THE MRP TEAM IS WELL EXPERIENCED IN THE CONSTRUCTION OF MEDIA, MEDIA LOCATIONS AND SOUND ENVELOPES. THIS EXPERIENCE COUPLED WITH THAT OF OUR PARTNER SANDY, SIMILAR MON VETTER, HAD THE EXPERTISE, THE FINANCIAL STRENGTH AND THE EXPERIENCE NECESSARY TO COMPLETE THIS PROJECT AND PRODUCE A FINAL RESULT THAT IS -- IS A NEW DESTINATION FOR AUSTIN CITIZEN AND VISITOR ALIKE. THE FINAL PIECE OF OUR PUZZLE IS TO FIND AN ARCHITECT THAT HAS AN UNDERSTANDING OF MEDIA, KEY, AND A PASSION FOR THE PROJECT. SO WE'VE ASKED TOM, WHO DESIGNED THE 1999 PROJECT, TO REENGAGE. HE'S ALWAYS HAD A REAL LOVE FOR MEDIA, FOR THE CONCEPT OF A MEDIA CENTER, AND FOR THE AUSTIN CITY LIMITS AND FOR AUSTIN. SO WITH THAT, TOM? THERE HE IS. THANK YOU.

HI. MY NAME IS TOM. I'M PRINCIPAL AND LEAD DESIGN FOR THE ARCHITECTS OUT OF NEW YORK. WE ARE A MEDIA FIRM ESSENTIALLY. WE'VE DONE UPWARDS OF 100 MEDIA

FACILITIES AROUND THE COUNTRY. WE'RE REALLY AN ORGANIZATION THAT WORKS ALL OVER THE COUNTRY. ONE OF THE PROUDEST THINGS I CAN SAY IS WE DID THE NEWS 8 AUSTIN BUILDING HERE. THAT'S A BUILDING THAT WE DID A NUMBER OF YEARS AGO. REALLY BROUGHT 24 HOURS NEWS TO AUSTIN. AND IT'S KIND OF INDICATIVE OF OUR COMMITMENT AND OUR ENGAGEMENT. SINCE I DID THAT BUILDING THERE, I'VE BEEN TO AUSTIN MANY, MANY TIMES AND I'D COME AT THE DROP OF A HAT. I CERTAINLY CONSIDER IT A SECOND CITY FOR ME, IT REALLY IS. I'M ALWAYS HAPPY TO BE HERE. AS WE GET READY TO TALK ABOUT THE VISION, THIS IDEA THAT MEDIA REALTY KIND OF PREMISE OF A MEDIA CENTER, WHAT I'D LIKE TO OFFER IS THAT WE GOT THE R.F.P., WE BUILT THE TEAM AND WE SAID WHERE DO WE GO FROM HERE? WE NEED TO MAKE A VISION. WHAT WE KNOW ABOUT THAT VISION IS THAT WE DON'T HAVE THE KIND OF ACCESS AS IN A WORKING RELATIONSHIP WITH KEY MEMBERS OF THE USER GROUPS. SO WHAT WE DID IS FORTUNATELY GIVEN OUR HISTORY WITH KLRU AND THE OTHER STUDIES WE DID WE HAD AN IDEA OF WHAT THEIR NEEDS ARE AND WE HAD AN UNDERSTANDING ABOUT THE SEAHOLM PROJECT. BUT WHAT WE DID IS WE MADE A LOT OF ASSUMPTIONS, A LOT OF VISION ASSUMPTION, A LOT OF DESIGN ASSUMPTIONS AND WE PUT THOSE DOWN HERE. SO WHAT WE PRESENT TODAY FROM THE SENSE OF A VISION IS REALLY AN IDEA, IT'S A START, IT'S NOT A CONCLUSION. WE UNDERSTAND FULLY THAT IN WORKING THIS THROUGH, THIS WILL GO MANY DIRECTIONS AND WHAT WE SEE TODAY PROBABLY WON'T BE WHAT'S DONE IN THE END, BUT THERE ARE FOUR IDEAS AND CONCEPTS THAT ARE PART AND PARCEL TO WHERE WE EXPECT TO BE. THE JURCHING OFF PART FOR THIS -- JUMPING OFF PART FOR THIS PROJECT WAS REALLY THE RMMA MASTER PLAN. WE LOOKED AT THAT A LOT AND RON WILL SPEAK TO THAT IN A FEW MINUTES. BUT THERE ARE A LOT OF IDEAS ABOUT THIS AREA IN AUSTIN AND HOW IT WILL EVOLVE, HOW IT WILL GROW. AND WHAT WE DID IS WE SAID WE CAN STAY ON MESSAGE WITH A MEDIA CENTER. WHAT THAT MEANS IS THAT THE SIX ACRES OF THE SEAHOLM TRACT CAN HAVE A FOCUSED KIND OF OBJECTIVE THAT FITS THEN IN THE PUZZLE OF WHAT THIS WHOLE AREA WILL BECOME. WE FELT THAT IT WAS VERY IMPORTANT

BECAUSE WE DON'T REALLY LOOK AT IT AND SAY SIX ACRES CAN DO ALL THINGS. SIX ACRES IN THIS GREAT CITY CAN DO A LOT. WE THINK IT CAN DO A LOT MORE IF IT STAYS FOCUSED WITH THE KIND OF DEVELOPMENT DESTINATION IN THE CONTEXT OF ALL THE OTHER GREAT DESTINATIONS THAT WE'VE SEEN TODAY. WE WANT TO TALK ABOUT THE PROJECT ON TWO LEVELS, THE VISION ON TWO LEVELS. ONE IS THE EXPERIENCEAL AND ONE IS THE OPERATIONAL. THE EXPERIENCE SHALL IS ABOUT THE PLACES, WHAT YOU DO WHEN YOU'RE THERE, WHAT BRINGS YOU THERE. AND WE REALLY LOOKED AT THE ELEMENT OF THE DEVELOPMENT RELATED TO THE EXPERIENCE YAL IS THE POWER PLANT BUILDING, THE PLAZA ASPECT, THE MEDIA ARTS BUILDING, WHICH IS THE SUPPORT BUILDING, AND THEN THE PARKING, WHICH IS AN UNDERGROUND ASPECT, BUT WE DID IT'S A REALITY. FOR THE SEAHOLM BUILDING ITSELF, WHAT WE SAID IS WE'VE GOT THIS AMAZING THING AND WHAT WE WANT TO DO IS AS PER THE R.F.P. MAINTAIN THE IDEA THAT YOU UNDERSTAND IT IS A TOTAL BUILDING AT ALL TIMES. AT THE SAME TIME, WE WANTED TO PUT A VENUE, A PERFORMANCE VENUE IN THERE THAT IS REALLY THE ANCHOR DESTINATION TO THIS WHOLE PROPERTY DEVELOPMENT. SO WHAT WE SAID IS PER THE ORIGINAL MASTER PLAN, WE ENTER THE BUILDING AT THE WEST END, PASS THROUGH THAT WALL CONCEPTUALLY, AND WHAT WE'VE DONE IS WE'VE SAID FOR ALL THE MEDIA THINGS THAT WE HAVE, WE'RE GOING TO CELEBRATE AT THAT MOMENT. YOU SEE THAT IN MANY OTHER WAYS, BUT UPON ARRIVAL WHAT WE HAVE IS WE'VE GOT FOR EMMIS, WE'VE GOT THEIR SORT OF A STUDIO. AND THAT A STUDIO MEANS THAT THAT'S BASICALLY -- ANY TIME THAT THE SEAHOLM BUILDING IS OPEN, THERE'S LIVE RADIO ON THE AIR HAPPENING OUT OF THAT ROOM. SO YOU WALK IN, THERE'S RADIO. WHAT WE'VE ALWAYS DONE, KIND OF CONCEPTUALLY, IS WE'VE SAID LET'S TAKE THE SEAHOLM VOLUME, DIVIDE IT AS WE NEED TO IN THIS VERSION TO CREATE THE PERFORMANCE VENUE AND LET'S DIVIDE IT IN A WAY SO THAT IT DOESN'T BREAK THE SPACE UP. SO WE USED A GLASS WALL, WHICH IS AN ASCOWS TICKLY ENGINEERED GLASS WALL, SO WHAT WHEN YOU'RE IN THE PUBLIC SIDE OF A HALL YOU CAN SEE THE PERFORMANCE SIDE OF THE HALL. AND THAT'S THE KIND OF WALL TECH NO

LOGICALLY WE CAN DO THAT VERY SIMPLY AND EFFECTIVELY WHERE WE CAN CLOSE THAT WALL OFF AND IT CAN SEPARATE. WE CAN OPEN IT UP, DO LOTS OF DIFFERENT THINGS WITH THAT WALL. BUT THE IDEA OF THE ENTIRE 270 FEET OF SEAHOLM BUILDING IS PART OF THAT. WE'VE ALSO LOOKED AND WE SAID, SINCE THIS BUILDING ALREADY WHEN WE INHERITED IT, HAS SO MANY OPENINGS THAT CONNECT THE OPENING LAYERS UP AND DOWN, IN OUR TALKS WITH THE TEXAS MUSIC HALL OF FAME, WE SAID WE WOULD LIKE TO HAVE THEM BE INTEGRAL TO THIS EXPERIENCE TOO. SO WHEN YOU ENTER TEXAS MUSIC HALL OF FAME OCCURS ON THE SECOND LEVEL DOWN. AND BASICALLY WHEN YOU'RE IN THIS SPACE, YOU SEE, YOU HEAR, YOU FEEL TEXAS MUSIC HALL OF FAME. YOU SEE AND POTENTIALLY YOU HEAR WHAT'S GOING ON IN THE PERFORMANCE HALL, THE AUSTIN CITY LIMITS, OTHER KINDS OF EVENTS. YOU ALSO SEE AND HEAR RADIO. SO IT'S REALLY KIND OF A CONVERGENCE OF ALL THOSE DIFFERENT KINDS OF MEDIA EVENTS THAT KIND OF SHOWCASE EVERYTHING THAT AUSTIN CAN DELIVER. THERE'S TONS OF CONTENT THAT IS AUSTINESQUE AND IT IS ALL HIGHLIGHTED AND SHOWCASED HERE. THIS VIEW IN PARTICULAR IS KIND OF A VIGNETTE THAT SAYS WHEN YOU'RE ON THE LOW LEVEL YOU'RE ACTUALLY IN THE TEXAS MUSIC HALL OF FAME HERE. THERE WAS THE ABILITY TO TAKE THIS GLASS WALL, PUT A SCRIM DOWN, DIGITALLY PROJECT OR WITH LED'S YOU CAN PUT LIVE PERFORMANCES OUT OF THE HALL. WE COULD RUN A SERIES OF PAST AUSTIN CITY LIMITS SHOWS. THERE'S A LOT OF WAYS THAT WE CAN KIND OF EMBODY THIS SPACE WITH THE GREAT KIND OF MUSIC AND MEDIA THAT OCCURS. AND THEN WE ALSO OFFER A VIEW OF THE PERFORMANCE HALL, UNDERSTANDING THAT, AGAIN, THIS IS ONE TASK. IN THE DESIGN PROCESS FOR THESE KIND OF THINGS, THERE ARE PROBABLY 50 PASSES THAT WILL HAPPEN. WE KNOW THAT AGAIN, THIS IS ONE WHICH TALKS ABOUT AN ORIENTATION, TALKS ABOUT A FEEL, TALKS ABOUT A CHARACTER. IT'S A STARTING POINT AND IT REALLY EVOLVED. WE KNOW THAT. THE SECOND PART THEN OUTSIDE THE BUILDING IN THE PLAZA IS HERE. THE PLAZA IS THE GREAT -- IT'S SORT OF INTERMEDIATOR BETWEEN THE SEAHOLM BUILDING, THE MEDIA ARTS BUILDING AND THE EVENT. IT'S REALLY, AS

WE'VE HEARD FROM OTHER KIND OF PRESENTERS, THE RAIL WAY IS IEND IMOOIND, THE PEDESTRIAN WAY IS COMBINED, THE BIKE PATH IS COMBINED. ALL OF THOSE KIND OF DIE DIVERGE ENT ACTIVITIES KIND OF COME TOGETHER IN THE PLAZA. AND REALLY WHAT WE THOUGHT TO DO IN TERMS OF HOW WE CREATED THE PLAZA WAS TO TAKE THE OVERRIDE AND USE IT AS A VENUE AND PUT A PLACE ON TOP OF IT SO THAT IT BECOMES AGAIN PART OF THE CULTURE. IN OUR SCENARIO WE TRIED TO KEEP THE PLAZA AS LARGE AND AS EXPANSIVE AS IT COULD BE. IT REALLY HAS THE ABILITY TO ABSORB A LOT OF PEOPLE, AND WE WANTED TO MAINTAIN THAT. WE ALSO ON A SORT OF SECOND TIER LEVEL HAVE DECIDED THAT AT THE FAR WEST END OF THE PLAZA, GIVEN THAT THE GEOGRAPHY AND THE FEW OF TOWN LAKE, -- THE VIEW OF TOWN LAKE, WE KNOW THAT WE CAN HAVE A MUSIC VENUE, BUT IT'S A LIGHT MUSIC VENUE. IT'S THE KIND OF THING THAT IT'S A DAY MUSIC VENUE, IT'S A SMALL EVENT. IT MIGHT BE READINGS. IT COULD BE ANY NUMBER OF THINGS. THAT ALSO IS PART OF THE -- IS PART OF THE ANCHOR ASPECT OF THE PLAZA. THE MEDIA ARTS BUILDING IS REALLY WHERE WE TAKE THIS AND MOVE IT FROM KIND OF A FOCUSED REUSE OF THE SEAHOLM BUILDING TO A MEDIA ARTS COMPLEX. THE MEDIA ARTS BUILDING IS ABOUT 180,000 SQUARE FEET. ITS ARCHITECTURE IS IN KIND SORT OF PART AND PARCEL TO THE CHARACTER AND STYLE OF THE SEAHOLM BUILDING. WE REALLY WANT IT TO BE THE OTHER EDGE OF THE PLAZA THAT FEELS LIKE THE SEAHOLM BUILDING, BUT WHAT WE'VE DONE IS WE'VE TARGETED THE TENANTS IN THERE TO THE MEDIA CONCEPT. JOHN TALKED ABOUT KLRU. EMMIS, FILM AND PUBLISHING ENTITIES WHICH ARE POTENTIAL IN THERE. WE'VE GOT A MIX OF COMMERCIAL AND RESTAURANT AND RETAIL TO ENLIVEN THE PLAZA, BUT REALLY THE ANCHOR IDEA IS THAT THAT'S IN KIND WITH THE IDEA OF MEDIA. WHAT WE DID SPECIFICALLY ON THE SCHEME POINT OF VIEW IS TO DESCRIBE IT -- WE HAVE THE PUBLIC SPACE, WE HAVE WHAT WE CALL THE CITY LIMITS PERFORMANCE SPACE. KLRU IN THIS MODEL IS SORT OF AN ANCHOR TENANT AT THE GROUND LEVEL. WE TALK ABOUT A FILM CENTER, RESTAURANT BUILT KIND OF COMMON TO ENTERTAINMENT AND MEDIA TYPE AT THE MAIN LEVEL. THEN WHAT WE'VE DONE IS -- WE'VE TAKEN FOR REASONS THAT ARE ALSO

MENTIONED EARLIER AND SAID THE BULK OF THE KLRU OPERATIONS ARE BENEFICIAL TO BE IN A NEW BUILDING WHICH CAN BE ECONOMICALLY REALIZED AND SORT OF ACHIEVE THEIR NEEDS EASIER THAN THE USE OF THE SEAHOLM. WHAT WE ARE PROPOSING IS BECAUSE OPERATIONALLY WE NEED TO LINK THOSE THINGS AND THAT THE BUILDING THAT SUPPORTS THE PERFORMANCE HALL AND THE SEAHOLM BUILDING NEEDS TO LINK. SO WHAT WE'VE DONE IS TWEED LITERALLY CREATED A LINK BETWEEN THE TWO SO THE LOWER LEVEL OF THE MEDIA ARTS BUILDING IS PRIMARILY KLRU. AND THEN THE LOWEST LEVEL WE KNOW THAT WE HAVE A TREMENDOUS PARKING NEED. THAT WILL -- A SIGNIFICANT AMOUNT OF THAT WILL BE PROVIDED FOR IN THE LOWER LEVEL. ON THE UPPER LEVELS, WE HAVE OUR EMMIS AS A FULL PLATE TENANT IN THAT ON THE UPPER MOST LEVEL WE HAVE OTHER TENANTS, RESTAURANTS TO ROUND THAT OUT. LOGISTICALLY THE THING THAT'S PUTTING THOSE KIND OF TENANTS IN THAT BUILDING DOES IS IT GIVES THE INFRASTRUCTURE THAT WE NEED TO DO THE SEAHOLM BUILDING OR THE INFRASTRUCTURE THAT WE NEED TO DO A MEDIA ARTS BUILDING. SO WHAT WE ARE ABLE TO DO BY DOING BOTH THESE ON SITE IN A COMMON WAY IS WE CAN TAKE AND REALIZE THE SIGNIFICANT BENEFIT AND PROVIDE TO ALL OF THE USERS A VERY VIABLE OPERATION. AND I THINK THAT'S IT. JUAN IS GOING TO SPEAK ON THE MASTER PLAN A LITTLE BIT. [ONE MOMENT, PLEASE, FOR CHANGE IN CAPTIONERS]

WORKED TO DEVELOP A VISION FOR THE CITY, A VISION FOR DOWNTOWN. THIS EFFORT HAS CULMINATING IN MY WANING YEARS OF THE DESIGN POSITION, I THINK THAT I WILL DIE HERE WORKING FOR A BETTER VISION FOR DOWNTOWN AND TO MAKE IT REAL. OUR TEAM'S VISION FOR THE SEAHOLM DISTRICT, THE -- -- FAR SOUTHWEST OF DOWNTOWN IS IN CONCEPT OF DETAIL COB QUURNT AUSTIN'S PUBLIC VISION AS ILLUSTRATED IN THE DOWNTOWN DESIGN GUIDELINES AND THE ROMA PLAN. I'M SURE THAT YOU ARE QUITE FAMILIAR WITH ALL OF THESE. AS DEMONSTRATED IN THIS AERIAL PHOTOGRAPH, AS YOU CAN SEE OVER THERE, THE EXISTING CONDITIONS, THE SEAHOLM DISTRICT REPRESENTS AN ISOLATED DISCORDANT ISLAND WITHIN

THE DOWNTOWN FABRIC. THREE UNCONNECTED, SEAHOLM/POWER STATION AREA, THE GREEN WATER TREATMENT PLANT. TOGETHER THEY ANCHOR A CORNER OF DOWNTOWN WITH PHENOMENAL POTENTIAL FOR CONNECTING DOWNTOWN THROUGH TOWN LAKE AND AN ELECTRIFYINGLY VITAL MANNER. WE HAVE THREE SEPARATE AREAS WITH NO CONNECTION TO EACH OTHER WITH THE REST OF OUR DOWNTOWN FABRIC. WHATEVER YOU DO AT SEAHOLM AT THIS TIME MUST RECOGNIZE THE FUTURE DEVELOPMENT POTENTIAL OF THE ENTIRE DISTRICT AND WORK IN FULL PARTNERSHIP WITH THE SECOND STREET, WITH -- I'M SORRY, WITH THE VISION FOR THE DISTRICT. WHETHER IT'S ENTERTAINMENT, RETAIL, OFFICE, RESIDENTIAL, A MIXTURE OF ALL OF THIS, IT MUST FIT INTO A FABRIC OF THE VISION. OUR VISION FOR SEAHOLM IS UNABASHEDLY URBAN DISTRICT. IT'S NOT OPEN LAND, WHAT DOWNTOWN HAS ALWAYS CRIED TO BE, A VERY DENSE AND URBAN DOWNTOWN THAT'S VERY LIVABLE. BASED ORIGINALLY ON THE ROMA PLAN, WE PARTICULARLY ADDRESS THE THE INFRASTRUCTURE AND EMPHASIZED CONNECTIONS. PEDESTRIAN BRIDGE TO THE SOUTH SHORE AT TOWN LAKE. YOU ARE FAMILIAR, WELL FAMILIAR WITH THE ROMA PLAN FOR THE DISTRICT. I WOULD LIKE TO POINT OUT THE PRINCIPAL DIFFERENCES THAT WE HAVE IN OUR VISION, WHICH WE FEEL IS -- IS MORE UP TO DATE AND ADDRESSES THE DOWNTOWN AREA. ONE, BOWIE STREET CUTS THROUGH THE VEHICULAR TUNNEL UNDER THE RAILROAD TRACKS. FROM DOWNTOWN PROPERTY TO THE SANDY BEACH RESIDENTIAL RETAIL AREA. SECOND STREET IS EXTENDED FROM THE EAST TERM NEWS LANDMARK THAT IS THE CONVENTION CENTER PAST THE CITY HALL MARQUEE, KNOWN AS THE STINGER, CONNECTING WITH A NEW BRIDGE ON THE CREEK AT ITS WESTERN TERMINUS. BY REMOVING THE CURB LINE WHICH IS ALREADY A REALITY, CONNECTING SEAHOLM AND SANDY BEACH WITH THE PEDESTRIAN UNDERPASS WE ESTABLISH A CONNECTION BETWEEN THEM AND THE REST OF DOWNTOWN. WE KEPT THE EXTENSION OF NUECES THROUGH GREEN WATER PLANT, ALSO EXTENDED SECOND STREET THROUGH GREEN WATER. SEAHOLM HAS BEEN DECOMMISSIONED EVENTUALLY THE ELECTRIC SUBSTATION, GREEN WATER WILL ALSO BE. IT IS VITALLY IMPORTANT THAT IT HAPPEN.

NOT IMMEDIATELY, BUT IMPORTANT THAT WE BE LOOKING IN THAT DIRECTION. BECAUSE IT IS A VITAL AND NECESSARY PART OF EVENTUALLY MAKING DOWNTOWN A WHOLE LIVABLE AND VITAL. ADDITIONALLY OUR VISION ESTABLISHES CONNECTIONS. CONNECTIONS TO DOWNTOWN, TO THE SOUTH SHORE OF TOWN LAKE, WITHIN THIS DISTRICT, TO THE HIKE AND BIKE TRAILS, TO THE COMMUTER RAIL AND LIGHT RAIL TRANSIT STATION, THE FUTURE ONE. THE PERFORMANCE GARDENS, FRONTING SEAHOLM THAT -- BOTH FRONTING SEAHOLM. NOT NECESSARILY IN THAT -- AN AREA FOR PERFORMING ACTIVITIES. AND THE SEAHOLM INTAKE STRUCTURE AT NORTHERN TOWN LAKE SHORE, A VERY IMPORTANT CONNECTION WHICH WE NEED TO ENFORCE. MOST IMPORTANTLY CONNECTING THE PLAZA,, NORTH OF SEAHOLM WITH THE REST OF THE CITY, FORMING THAT AS THE HUB CONNECTION TO BRING THIS WHOLE DISTRICT INTO THE DOWNTOWN. THIS -- THE PLAZA WORKS AS A SOFT TERMINUS TO SECOND STREET. IN A SOFT WAY THAT ALLOWS PEDESTRIAN ACTIVITY TO FILTER THROUGH THE PLAZA, ALL ALONG SECOND TO THE PLAZA TO THE REST OF THE EASTERN DISTRICT. THANK YOU.

Mayor Wynn: THANK YOU, MR. COTERA.

IN CLOSING I THINK THAT WE HAVE PRESENTED A UNIQUE BY CREDIBLE VISION. IT'S A LITTLE MORE PRAGMATIC. A LITTLE LESS SPECULATIVE. THERE ARE ACTUAL TENANTS IN TOW. THAT ARE ONGOING BUSINESSES WITH MAYBE REALITY SOUTH WE THINK THAT WE CAN ATTRACT MORE TENANTS TO WHAT WE WOULD CALL MORE OF A DIGITAL MEDIA OR MEDIA CENTER. WE THINK THIS IS A PERFECT STEPPING STONE. AS I SAID IN MY OPENING ROUND ROCKS, WE THINK THIS IS A STEPPING STONE FOR A BIGGER DEVELOPMENT. WE WERE ALWAYS INTERESTED IN AN R.F.P., RFQ OF DOING SOMETHING LARGER, WE THINK THIS WOULD GET THAT STARTED, CREATE JOBS AND ADDITIONAL ECONOMIC OPPORTUNITY FOR AUSTIN. THE TASK AT HAND IS NOT WITHOUT ITS CHALLENGES. THE ABILITY TO THE COSTS OF PARKING ON SITE, THE UNFORESEEN COST OF TURNING SEAHOLM INTO A HABITABLE STRUCTURE, THE SUBSURFACE CONDITIONS ARE ALL CONCERNS TO US. I BELIEVE GIVEN OUR TEAM WE CAN HANDLE THOSE AND ANY OTHER

UNFORESEEN PROBLEMS THAT COULD ARISE. WE THINK THAT WE HAVE THE THREE THINGS THAT WE BELIEVE ARE MOST VITAL TO THE SUCCESS OF THIS VISION, THE QUALIFICATIONS, THE VISION AND THE TRUST. THANK YOU VERY MUCH.

THANK YOU, JOHN. SO, COUNCIL, THAT -- THAT CONCLUDES OUR FOUR PRESENTATIONS. FIRST AND FOREMOST, I WANT TO SAY THANK YOU VERY MUCH TO THESE FOUR REMARKABLE TEAMS AND THE OBVIOUS TIME, EFFORT AND REAL MONEY THAT HAS BEEN EXPENDED. I WOULD SAY ON OUR BEHALF, THAT IS THE BEHALF OF US AS A COMMUNITY TO FIGURE OUT HOW BEST TO UTILIZE THIS PRETTY REMARKABLE ASSET, THE SITE THAT WE HAVE. THANK YOU VERY MUCH, PERHAPS IF MS. EDWARDS OR MS. HUFFMAN COULD SORT OF HELP US FRAME, YOU KNOW, THIS ANALYSIS. THE FACT THAT THIS WAS, YOU KNOW, A SLIGHTLY DIFFERENT PROPOSAL OR REQUEST, I GUESS, THAN WHAT WE HAD IN BLOCK 21. HELP US AS A COUNCIL THINK WHAT OUR STEPS ARE BEFORE WE OPEN IT UP TO QUESTIONS.

COUNCIL, AS I MENTIONED BEFORE, THIS IS AN RFQ, REQUEST FOR QUALIFICATIONS, WHAT YOU ARE LOOKING FOR IN IN THESE PROPOSALS WILL BE THE EXPERIENCE, PARTICULAR PROJECT EXPERIENCE THAT THESE DIFFERENT TEAMS HAVE. HAVE TO BRING FORWARD TO YOU TODAY.

Mayor Wynn: THE FACT THAT WE ALSO SAW VERY EXCITED IDEAS, I WOULD CHARACTERIZE THESE AS EXCITING DESIGNS [PHONE RINGING] HELP US. CAPTURE THAT.

WE ALSO HAD THAT CHALLENGE BECAUSE EVERY ONE OF THE DESIGNS ARE UNIQUE. WHAT WE MENTIONED BEFORE IS THAT YOU WILL BE ABLE TO CHOOSE THE DEVELOPMENT TEAM. ONCE WE CHOOSE THE DEVELOPMENT TEAM, BASED ON THEIR QUALIFICATIONS, EVERYTHING ELSE WILL BECOME NEGOTIABLE. THE DESIGNS WILL BECOME NEGOTIABLE, THE MIX OF THE MIXED USE WILL BECOME NEGOTIABLE. ALL OF THOSE DIFFERENT THINGS WILL BE THINGS THAT WE WILL BE TALKING WITH AND NEGOTIATING WITH THE DESIGN -- THE DEVELOPMENT TEAM THAT YOU SELECT.

THANK YOU, MS. EDWARDS. QUESTIONS OF -- OF STAFF FIRST, COUNCIL? COMMENTS? JACK I KNOW.

McCracken: I KNOW THAT SOME OF THEM REMOVED THE ELECTRIC SUBSTATION, SOME HAVE NOT. THAT'S NOT THE HIGHEST AND BEST USE FOR THAT PARTICULAR PLAN. HOW CAN WE MOVE THAT, WHAT ARE THE ISSUES INVOLVED.

I AM NOT THE BEST PERSON TO SPEAK TO THAT. WE HAVE LOOKED AT THAT. WE HAVE ASKED AUSTIN ENERGY TO LOOK AT WHAT THE COST WOULD BE. THAT WOULD BE -- THIS IS A VERY WILD GUESS ESTIMATE, BUT ABOUT \$50 MILLION TO MOVE THAT SUBSTATION. 40 TO \$50 MILLION. THE TIMING WOULD BE IMPORTANT.

McCracken: HAS THERE BEEN SOME ECONOMIC ANALYSIS OF WHAT WE COULD GET FROM THAT PROPERTY FROM A REVENUE STREAM FOR THE AUSTIN COMMUNITY AS A -- AS A CONSEQUENCE OF HAVING THAT SUBSTATION GONE.

NO, WE HAVE NOT DONE THAT YET.

WE DON'T REALLY KNOW WHAT THE NET IS AT THE MOMENT. WE HAVE AN ESTIMATE OF THE UP FRONT COST BUT WE DON'T KNOW WHAT WE COULD GET FOR THIS LAKE FRONT PROPERTY IN TERMS OF LAND SALE AND DEVELOPMENT RIGHTS AND STUFF.

WE HAVE NOT DONE THAT ANALYSIS.

Futrell: WE CAN GET YOU THAT ANALYSIS, COUNCIL, I WOULD ALSO LIKE TO GET YOU THE -- LIKE TO GET YOU THE FULL ANALYSIS OF IT'S MORE THAN JUST THE COST. THOSE COSTS OVER THE YEAR HAVE RANGED BETWEEN 40 AND 08 MILLION, RECITING IT, THE CRITICALTY OF THAT GRID WHERE IT IS. WE HAVE OVER THE YEARS MANY TIMES LUSTED AFTER THE ABILITY TO HAVE THAT TRACT BACK IN THE DEVELOPMENT MIX. BUT THE LOGISTICS OF TRYING TO RECITE AND MOVE THAT ARE VERY, VERY DIFFICULT AND HARD. I WOULD LIKE TO GET YOU THE FULL ANALYSIS ON BOTH SIDES OF THAT, BUT WE CAN RUN FOR YOU THE VALUE OF THAT TRACT.

McCracken: BECAUSE I THINK THAT IS GOING TO BE A CRITICAL ELEMENT. I THINK A LOT OF THE PROPOSALS DID, AT LEAST SEVERAL PROPOSALS DID ENVISION THAT WAS GOING TO BE AN ELEMENT THAT THAT YOU HAD THIS SUBSTATION THAT REDUCES THE CONNECTIVITY TO DOWNTOWN, REDUCES SOME OF THE USE OF THE SITE. I HAVE REACHED THE FOUR PROPOSALS. I KNOW ONE OF THEM TALKED ABOUT LEASING, THEIR LEASE RATHER THAN OWN. WHAT ARE THE PROPOSALS FROM THE OTHER THREE GROUPS?

I BELIEVE THAT WE HAD TWO THAT WERE OFFERED TO LEASE AND WE DO NOT HAVE A DECISION ON THE OTHER TWO. THAT IS ALSO A DECISION THAT THE COUNCIL WILL MAKE PRIOR TO US MOVING INTO ANY NEGOTIATIONS.

I NOTICED THAT ONE OF THE -- I KNOW ONE OF THE SELECTION CRITERIA THAT THE COUNCIL INCLUDED IN THE REQUEST FOR QUALIFICATION WAS THIS BE A TRANSIT ORIENTED DEVELOPMENT MIXED USE. PERHAPS MAYBE MR. LIBRACH OR SOMEONE CAN KIND OF GIVE US SOME BACKGROUND ON WHAT ARE THE COMPONENTS FOR SUCCESSFUL TRANSIT ORIENTED DEVELOPMENTS, PARTICULARLY ALSO PUT IN THERE THIS SPOT WAS GOING TO BECOME A DOWNTOWN RAIL STATION? AND -- I WILL -- I DON'T CARE WHO TELLS US FROM STAFF. BUT IF THERE'S SOMEONE WHO CAN GIVE US AN INSIGHT ON THAT.

Futrell: AUSTIN, YOU ARE HERE, THERE HAVE BEEN SOME NEW DEVELOPMENTS THAT WE HAVE BEEN TRYING TO COME AROUND AND BEGIN TO SHARE WITH COUNCIL ABOUT A DISCUSSION OF THE TRANSIT SITES. SO AUSTIN? IF YOU CAN GIVE A QUICK OVERVIEW OF THAT. HE HAS ALSO BEEN WORKING VERY CLOSELY WITH CAPITAL METRO AS WELL AS THE RAIL CORRIDOR FOLKS.

I HAVE NOT HAD THE BRIEFINGS, THIS WILL BE NEWS. I WASN'T PROMPTED BY ANYTHING.

COUNCILMEMBER, THE MASTER PLAN AS YOU MAY RECALL SHOWED ON IT A POTENTIAL SITE FOR A RAIL STATION. TO THE NORTH END OF -- OF THE SEAHOLM POWER PLANT AREA. AND -- AND WE'VE ALWAYS ASSUMED THAT THERE

WOULD BE ONE OR BOTH OF THE RAIL, COMMUTER RAIL LINES, CAPITAL METRO AND THE AUSTIN SAN ANTONIO COMMUTER RAIL DISTRICT COMING INTO A STATION AT SEAHOLM.

Futrell: IN FACT, AUSTIN, MAYBE IF YOU GET THE WIRELESS MIC THERE RIGHT BEHIND, YOU CAN PROBABLY, THIS MAP THAT'S RIGHT IN FRONT OF YOU, YOU MIGHT CAN JUST POINT.

MAYBE THE GRID MAP THAT'S RIGHT THERE WOULD BE HELPFUL.

COUNCILMEMBERS, THIS WAS THE AREA ON THIS -- ON THIS DRAFT OF THE MASTER PLAN, WHERE WE -- WE ASSUMED THAT THERE WOULD BE A -- A STATION. THIS -- THIS BUILT INTO THAT DESIGN WAS NOT ONLY A RAIL STATION WITH RAIL COMING ACROSS PROBABLY THIRD STREET, TO THIS AREA, BUT ALSO A -- A BUS DEPOT THAT WOULD INTERFACE WITH THAT RAIL STATION. ONE OF THE THINGS THAT WE HAVE BEGUN TO LOOK AT, WITH -- WITH -- NOT ONLY WITH CAPITAL METRO BUT WITH THE AUSTIN SAN ANTONIO COMMUTER RAIL DISTRICT WHO HAS THE LINE THAT RUNS DOWN MOPAC, AND THAT IS THE EXISTING UNION PACIFIC LINE COMING IN THIS DIRECTION AND CURVES AS WE'VE ALL SEEN AROUND THE SEAHOLM STATION, THEN ACROSS THE RIVER, IS WHERE WOULD YOU BE ABLE TO PUT AN APPROPRIATE STATION FOR THAT LINE? IT -- WHILE THE ENGINEERING WORK HAS NOT BEEN DONE, IT DOESN'T LOOK LIKE THAT THE STATION THAT WAS LOCATED IN THE MASTER PLAN WILL BE THE APPROPRIATE PLACE. SEVERAL REASONS FOR THAT. ONE IS THAT THIS -- THIS TRAIN COMING IN, IF YOU WILL, FROM THE UNION PACIFIC LINE FROM THE WEST, FROM MOPAC, WOULD -- IN ORDER TO USE THAT STATION THAT'S SHOWN HERE, WOULD MOST LIKELY HAVE TO DRIVE INTO THE STATION AND THEN BACK OUT AND COME ON FURTHER SOUTH. THAT WOULD NOT BE SOMETHING THAT WOULD BE DESIRABLE FOR USING THAT STATION. INSTEAD OF -- INSTEAD OF THAT WE ARE LOOKING FOR A STRAIGHT SECTION WHICH HAS TO BE ABOUT 400-FOOT IN LENGTH SOMEWHERE IN THIS VICINITY THAT WE WOULD PUT A STATION THAT WOULD BE A COMBINED STATION THAT WOULD ALSO ALLOW FOR BUS TRANSPORTATION AS WELL. I

CAN'T SAY THAT WE KNOW THAT WE HAVE FOUND ANYTHING. BUT THERE ARE, THERE'S AT LEAST ONE ALTERNATIVE THAT WE THINK MEETS ALL OF THE REQUIREMENTS, IT'S NOT HERE, IT'S FURTHER BACK TO THE EAST OF LAMAR. SO THAT IS A POSSIBILITY THAT WE ARE EXPLORING. WE WOULD LIKE TO EXPLORE WITH COUNCIL'S AGREEMENT TO GO FORWARD AND LOOK WITH CAPITAL METRO AND THE AUSTIN SAN ANTONIO COMMUTER RAIL DISTRICT. WE WOULD LIKE TO LOOK AT -- AT THE POSSIBILITY OF A JOINT FACILITY FOR BOTH THE EVENTUAL COMMUTER RAIL FROM CAPITAL METRO AND FROM COMMUTER RAIL DISTRICT AND A BUS DEPOT ALL COMBINED IN ONE PLACE. IN THE SEAHOLM DISTRICT AREA.

BUT NOW THAT WOULDN'T CHANGE THE FACT, THOUGH, THAT SEAHOLM WOULD STILL BE A MIXED USE TRANSIT ORIENTED DEVELOPMENT.

THE ALTERNATE STATION THAT I HAVE DESCRIBED WOULD BE WITHIN ABOUT A BLOCK OF WHERE SEAHOLM IS AND WHERE THE OTHER STATION WAS. FROM OUR GENERAL DEFINITION OF WHAT IS A A TRANSIT ORIENTED DEVELOPMENT, IT'S WITHIN THAT QUARTER MILE RADIUS, VERY CLOSE, POTENTIALLY SOMETHING TIED INTO THE TUNNEL THAT MIGHT BE BRINGING THE PFLUGER BRIDGE UP UNDER 3rd STREET AND WOULD BRING ALL OF THE BICYCLE AND PEDESTRIAN TRANSIT AND OTHER TRANSPORTATION USES ALTOGETHER ESSENTIALLY IN ONE SPOT. SO WE THINK THAT WE HAVE FOUND AN IDEAL SOLUTION BUT IT REQUIRES ALL OF THE PARTIES INVOLVED TO BE INTERESTED IN DOING THAT AND FOR COUNCIL TO -- TO GIVE US THE GREEN LIGHT TO GO FORWARD AND STUDY THAT.

McCracken: AS WE PLAN FOR TRANSIT ORIENTED DEVELOPMENT AND INTO THE FUTURE, EVEN IF WE DID THE ALTERNATIVE SITE FOR A DOWNTOWN AND SAN ANTONIO AUSTIN COMMUTER RAIL STATION, THE SEAHOLM DEVELOPMENT WOULD STILL BE WITHIN THE TOD DISTANCE?

ABSOLUTELY, YES.

OKAY.

THEN WHAT ARE THE COMPONENTS OF A SUCCESSFUL TRANSIT ORIENTED DEVELOPMENT IN TERMS OF USES AND INTENSITIES OF USES AND RESIDENTIAL DENSE COMMUNITIES, THINGS OF THOSE ELEMENTS.

WELL, THERE ARE NO HARD AND FAST RULES. I MEAN THAT ALL DEPENDS ON WHAT WE WANT TO SEE IN A TRANSIT ORIENTED DEVELOPMENT AND AS YOU MAY KNOW, I THINK YOU HAD SEVERAL PRESENTATIONS ON THE T.D. RDINANCE THAT THE STAFF IS TRYING TO PUT TOGETHER FOR YOU. THERE'S A MULTIPLICITY OF SITES. RANGING FROM THE VERY DENSE WHICH COULD BE THIS DOWNTOWN TO THOSE THAT ARE SUBURBAN AND NOT NECESSARILY REVIEWER, BUT SUBURBAN IN CHARACTER, YOU WOULD HAVE DIFFERENT INTENSITIES, DIFFERENT USES AT EACH ONE. WOULD BE COUNCIL'S WISHES WITH REGARD TO WHAT GOALS YOU WOULD WANT TO ACHIEVE OVERALL IN THOSE AREAS. FOR EXAMPLE, WITH RESPECT TO AFFORDABLE HOUSING AND RETAIL AND THE REST. BUT YOU -- AMONG OTHER THINGS, WHAT YOU WANT IS VERY DIFFICULT TO ACHIEVE AND WHY -- WHY I THINK THE STAFF IS RECOMMENDING THAT WE DO SOME STATIONARY PLANNING IS THAT THEY BE REALLY ACCESSIBLE. THAT THEY REALLY WORK. NOT ONLY IF YOU HAVE THE STATION AND THE DEPOSITION COMMUNITY, BUT YOU CAN GET -- THE DENSITY, BUT THAT YOU CAN GET FROM THE DENSITY TO THE STATION. THAT IS A DIFFICULT URBAN DESIGN PROBLEM THAT HAS BEEN DIFFICULT TO SOLVE IN OTHER AREAS AROUND THE COUNTRY. IT'S SOMETHING THAT TAKES A LOT OF PREPLANNING. IN OUR CASE WITH MULTIPLE LANDOWNERS, PRIVATE SECTOR, SOME OF IT PUBLIC, SOME OF IT CITY, IT'S GOING TO BE PUBLIC PRIVATE PARTNERSHIPS OF SOME SORT, WE THINK THAT'S GOING TO ALLOW THAT KIND OF PLANNING TO ACHIEVE AN URBAN DESIGN FABRIC, IF YOU WILL, THAT REALLY WORKS FOR THE PEDESTRIAN, PEOPLE WHO REALLY USE IT. OF COURSE YOU ARE GOING TO HAVE TO HAVE SOME PARKING, YOU WANT TO HAVE AS MUCH RESIDENTIAL AS YOU POSSIBLY CAN TO -- TO HELP BOOST THE RIDERSHIP AND THIS -- AND TO ACHIEVE PLACES IN THE CITY OF AUSTIN AND THE SURROUNDING SUBURBS WHERE DENSITY IS DESIRABLE.

YOU WANT IT TO BE, THAT IT WILL WORK BECAUSE YOU HAVE THE RAIL STATION.

DO WE HAVE ANY BENCHMARKS FROM THE PROPOSED TOD OF THE CONVENTION CENTER? PERHAPS GOING THE STRAIGHT APPLES TO APPLES COMPARISON, ANY BENCHMARKS FROM THE CONVENTION CENTER TOD ABOUT WHAT LEVELS OF RESIDENTIAL DEPOSITION COMMUNITY AND MIXES OF USES WE ARE LOOKING FOR.

COUNCILMEMBER, I DON'T KNOW THE ANSWER TO THAT OFF THE TOP OF MY HEAD. WE MAY HAVE THAT AT THIS POINT. I THINK THAT'S A STEP OR TWO AHEAD OF WHERE WE ARE. BUT I'M NOT QUITE SURE. I'LL HAVE TO GET THAT ANSWER FOR YOU.

I WANTED TO SET THAT PREFACE SO THAT I COULD ASK A QUESTION OF THE FOUR PROPOSERS. IF EACH OF YOU COULD TELL US THE COUNCIL HOW YOU ARE -- HOW YOUR VISION BEST ACCOMPLISHES THE PLANNING GOALS OF THE CITY FOR THIS PARTICULAR DISTRICT. I GUESS MAYBE SINCE -- IF WE COULD START WITH THE NUMBER 2 PRESENTER, THREE, FOUR, ONE THIS TIME. MR. RODRIGUEZ, TRY TO BE CONCISE WITH THE ANSWER.

THE QUESTION IS HOW DOES OUR VISION BEST COMPLEMENT AND ADHERE TO THE MASTER PLAN?

McCracken: AND FOR THE PLANNING NEEDS FOR THIS DISTRICT AS A TRANSIT ORIENTED DEVELOPMENT PARTICULARLY WITH RESIDENTIAL AND [INDISCERNIBLE] USES.

CERTAINLY. AS I STATED IN MY PRESENTATION, WHICH WAS SOMEWHAT HASTILY DONE, I APOLOGIZE FOR THAT, WE REALLY BELIEVE THAT THE DEVELOPMENT OF SEAHOLM AND ITS RELATIVE COMPONENTS HAVE GOT TO BE LOOKED AT JOINTLY WITH THE CITY AND IN CONJUNCTION WITH ALL OF THE STAKEHOLDERS AND THE OTHER DEVELOPMENTS, GABLES AND BLOCK 21. WE CONSIDER THAT THE DEVELOPMENT OF SEAHOLM IS ABSOLUTELY THE RIGHT DEVELOPMENT FOR THE CULTURAL ANCHORS AND INCLUDING REFER NEW PRODUCING -- REVENUE

PRODUCING DEVELOPMENT SUCH AS RESIDENTIAL, A HOTEL AND RETAIL IS THE CORRECT APPROACH.

McCracken: THANK YOU, SIR. LET'S HEAR FROM THE NECK.

MR. DRENNER, WELCOME. COUNCILMEMBER, I THINK IN PARTICULARLY TALKING ABOUT THE TOD IDEAS, I WAS THINKING ABOUT WRIGLEY FIELD IN CHICAGO AND FENWAY PARK IN BOSTON AND THE FACT THAT YOU CREATE A DESTINATION WHERE PEOPLE WANT TO GO. NOT JUST ANOTHER PLACE, BUT A SPECIAL PLACE AND THAT THAT REALLY ANCHORS NOT ONLY THE ACTIVITY IN THAT LOCAL AREA, BUT THE FACT THAT YOU MAY HAVE PEOPLE THAT LIVE NORTH OF AUSTIN THAT WANT TO COME DOWN TO THIS SPOT. NOT JUST THIS GENERAL AREA, BUT TO THIS SPOT AND THEN THE BENEFITS THAT THAT HAS FOR ALL OF THE PEOPLE WHO WORK AND ALL OF THE OTHER BUSINESSES IN THAT AREA. I THINK THE -- THE OTHER THINGS THAT I WOULD MENTION, ONE OF THE THINGS THAT DROVE US, WAS TRYING TO CREATE A BLEND OF USES THAT WOULD BE BOTH DAY AND NIGHT. SO YOU DON'T HAVE A SITUATION WHERE AT 5:00 THIS AREA GOES DEAD. AND IN -- AND CONSISTENT WITH HAVING AN AUSTIN CITY LIMITS THAT WILL -- THAT WILL BE ABLE TO PROVIDE THAT NIGHTTIME ACTIVITY, WE WERE HOPING THAT THE -- THAT THE OUTDOOR VENUE IN PARTICULAR AND THEN THE OTHER USES THAT WOULD SURROUND IT WOULD PROVIDE THAT ACTIVITY AND THAT FRANKLY THAT AUSTIN CITY LIMITS AND THE TEXAS MUSIC HALL OF FAME WOULD BENEFIT FROM THAT, MAKING THEM EVEN MORE ACTIVE. AND I GUESS FINALLY, HAVING BEEN IN AUSTIN FOR MY SOME 25 YEARS, WE REALLY THOUGHT THAT CONNECTING DOWNTOWN WEST WAS IMPORTANT. WE THOUGHT PROVIDING CONNECTIONS, REAL CONNECTIONS FROM DOWNTOWN TO TOWN LAKE AND BRINGING TOWN LAKE AND THE HIKE AND BIKE TRAIL, IF YOU WILL, INTO THE GREEN SPACE THAT WE CAN CREATE ON THE SITE WAS VERY CONSISTENT WITH AUSTIN'S PLANNING PRINCIPALS.

THANK YOU, MR. DRENNER. WELCOME BACK.

COUNCILMEMBER MCCRACKEN, I'M PROBABLY GOING TO GIVE YOU A DIFFERENT ANSWER. SIX MONTHS AGO WHEN

WE TALKED TO ROSS MALL LOW HE TOLD US THAT YOU NEEDED 400 FEET OF STRAIGHT TRACK FOR THEIR RAIL STATION. THE ONLY PLACE THAT YOU CAN PUT THAT IS JUST EAST OF LAMAR OR ON THE WEST SIDE OF THE LAMAR. YOU CAN'T GO FURTHER DOWN THE TRACK BECAUSE IT'S RAISED IN THE AIR. THAT'S THE EXACT REASON WHY IF YOU GO BACK TO OUR ORIGINAL PROPOSALS ON 21 AND SEAHOLM, THAT WE SAID THE CITY NEEDED TO LOOK AT A MORE INTEGRATED APPROACH ALL THE WAY FROM LAMAR ALL THE WAY TO THE MIDDLE TO CONGRESS. THAT'S ONE ISSUE. WHAT THE OTHER ISSUE THERE IS HOW ARE YOU GOING TO GET BUSES TO THAT TRANSIT STOP AND HAVE THEM TURN AROUND? IF YOU LOOK AT THE ROAD INFRASTRUCTURE THERE AROUND SEAHOLM, THERE IS NO PLACE TO TURN AROUND. THAT AREA IS VERY CLOGGED. YOU WOULD HAVE TO GO UNDERGROUND SO THAT THE IMMENSE COST TO GO BACK AND RETROFIT THAT AREA AFTER TRANSIT BECOMES AN AFTER THOUGHT. AFTER YOU HAVE LET ALL OF THESE BLOCKS DEVELOP, FOR WHATEVER REASONS, WE UNDERSTAND THERE ARE CERTAIN REASONS WHY YOU NEED TO PUT THESE BLOCKS IN PLAY, BUT I THINK A LITTLE MORE FORETHOUGHT NEEDS TO BE TAKEN NOW. MAYBE RIGHT NOW TODAY IS NOT THE TIME TO GO REDEVELOP SEAHOLM. MAYBE IT WASN'T THE TIME TO GO DO BLOCK 21. MAYBE WE NEED TO LOOK AT A MORE COHESIVE APPROACH AND TAKE ALL OF THESE FACTORS INTO CONSIDERATION BEFORE WE GIVE THESE BLOCKS TO DEVELOPERS, PUT THEM IN PRIVATE HANDS, SIX MONTHS LATER WE WISH OH, WE WOULD HAVE KNOWN ABOUT THE 400 FEET OF TRACK WE WOULD HAVE DONE SOMETHING DIFFERENTLY. WE TRIED TO TAKE THAT APPROACH IN THE BEGINNING. WE ARE A LITTLE WORRIED THAT APPROACH IS BECOMING UNGLUED. WE WOULD LIKE TO REVISIT THAT PROPHYLACTIC. LET'S LOOK AT ALL -- THAT APPROACH. LET'S LOOK AT ALL OF IT TOGETHER.

McCracken: THEN YOU ORIGINALLY CONCEIVED THAT THE STATION WOULD SAY BE LOCATED JUST EAST OF LAMAR BUT YOUR -- BUT THE DESIGN THAT YOU PRESENTED --

[INDISCERNIBLE] [INAUDIBLE - NO MIC] WE TALKED TO ROSS MALLOY, YOU CAN'T PUT IT DOWN HERE. THIS WAY YOU ARE ON THE OTHER SIDE OF LAMAR TO GET BUSES AND TRAFFIC

THERE IS EVEN MORE DIFFICULT PROPOSITION. SO THIS IS ABOUT THE ONLY PLACE THAT YOU CAN PUT IT, WHICH IS ON THE NORTH END OF THE LUMBERMEN'S TRACT NOW UNDER CONTRACT TO ANOTHER PRIVATE DEVELOPER. AGAIN NOW YOUR PIECES ARE COMING UNGLUED. IF YOU TRY TO ACCESS THIS FROM BUSES WHICH ARE GOING TO BE COMING FROM THE CONVENTION CENTER AS I UNDERSTAND IT AND TRY TO TIE IN WITH CAPITAL METRO'S LINE FROM THE CONVENTION CENTER STOP, WHERE HERE DO THEY TURN AROUND? HOW DO THEY GET IN THERE AND GET OUT? SO I THINK A LOT OF THOSE DECISIONS NEED TO BE VISITED BEFORE THE LAND GETS IN THE HANDS OF A PRIVATE DEVELOPER.

McCracken: GOOD POINT. IF STAFF COULD GIVE US SOME INSIGHT ABOUT THE -- ABOUT THE PLANNING THAT'S TAKING INTO ACCOUNT FOR THAT. I CAN UNDERSTAND THAT SOME PRESENTERS WOULD HAVE HE-- AFTER THAT I KNOW MR. RISSOTO HAS TO ANSWER A QUESTION. WOULD YOU PREFER TO GO BEFORE THE ANSWER TO THE QUESTION OR -- [LAUGHTER]

I THINK THE STAFF AGREES WITH THE PREVIOUS SPEAKER IN THAT THE ORIGINAL LOCATION AS INDICATED EARLIER FOR THE STATION IS PROBLEM MATHEMATICAL. SO IN FACT THERE IS ANOTHER PLACE PROBLEMATIC. WE HAVE ALREADY BEGUN TO LOOK AT WHERE A STATION COULD GO THAT WOULD ACHIEVE THE GOALS THAT I MENTIONED EARLIER, WHERE BUSES COULD GET IN. WHERE YOU COULD HAVE COMBINED BOTH RAIL, CAPITAL METRO, AROUND THE AUSTIN SAN ANTONIO COMMUTER RAIL DISTRICT AND BUSES ALL IN THE SAME PLACE. WE THINK THAT WE HAVE FOUND A SPOT IN THE DISTRICT. IT WOULD BE THEREFORE PART OF TRANSIT ORIENTED DEVELOPMENT AND ALL OF THE PROPOSALS THAT YOU'VE HEARD HERE TODAY I THINK WOULD FIT VERY WELL WITH -- WITH WHAT WE THINK WOULD WORK FOR TRANSIT. SO -- SO I THINK IT IS A CONCERN AND WE HAVE BRIEFED MOST OF THE COUNCILMEMBERS ABOUT WHAT WE THINK COULD POSSIBLY TAKE PLACE. HOW IT WOULD WORK. AND SO I THINK THAT THE -- THAT THE STAFF ANYWAY HAS -- HAS CERTAINLY THOUGHT THIS THROUGH AND IS MOVING IN THE DIRECTION TO RESOLVE IT.

McCracken: I GUESS I WILL WAIT FOR MY BRIEFING THEN.

WELCOME. DO YOU REMEMBER THE QUESTION?

McCracken: I WILL REPEAT IT. THAT IS TELL US HOW THE VISION, YOU ARE PRESENTING, BEST ACCOMPLISHES THE CITY'S PLANNING GOALS FOR THIS PROPERTY, THIS DISTRICT.

I THINK THE MIXED USE PLANNING WHEN OUR TEAM STARTED LOOKING AT WHAT WAS THE PRACTICAL WAY OF REDEVELOPING SEAHOLM WE REALLY WANTED TO MAKE SURE THAT ALL OF THE MIXED USE PLANNING EFFORTS WERE INVOLVED AND WERE ADDRESSED. I THINK BY HAVING RESIDENTIAL USES, 60,000 SQUARE FEET OF OFFICE AND/OR RETAIL OR CULTURAL USE, PLUS THE RETAIL AND/OR CULTURAL USES INSIDE THE SEAHOLM BUILDING MAKES IT A TRULY MIXED USE DEVELOPMENT THAT HAS A 24/7 ACTIVITY. THE PLAZA THAT WOULD, THE CENTRAL PLAZA IS INCREDIBLY IMPORTANT TO OUR DEVELOPMENT. THAT IT IS THAT COMMUNITY FOCAL POINT. SOMEPLACE PEOPLE CAN COME AND ENJOY AND SHOP AND GO SEE THE TEXAS MUSIC HALL OF FAME OR KLRU, ACL, CHILDREN'S MUSEUM NEXT DOOR, AND SO THAT COUPLED WITH A TRANSIT STOP, WHICH IS ON OUR PLAN, THAT WOULD -- THAT WOULD ESSENTIALLY ANSWER THE ISSUES OF -- OF THE DOWNTOWN -- HOW DO YOU GET CAPITAL METRO PLAN THAT THEY ARE COMING UP WITH FOR DOWNTOWN CIRCULATION. HOW DO YOU GET THAT ANSWERED AT SEAHOLM AS A DESTINATION FOR A SITE WITH -- INCLUDED IN OUR PLAN.

THAT'S ALL THAT I HAVE.

THANK YOU, MR. ROSOTTO. COUNCIL, IF YOU REMEMBER, VERY DIFFERENT REQUESTS THAT WE HAVE FROM THESE TWO DIFFERENT DEVELOPMENT OPPORTUNITIES, BUT ON BLOCK 21, WE ARE ESSENTIALLY COLLECTIVELY SENDING OUR QUESTIONS TO STAFF. TO MS. HUFFMAN'S OFFICE. AND THEN WE AND YOU WILL SEE EACH OTHERS QUESTIONS, SEE THE ANSWERS FROM EACH OF THE PROPOSERS ON LOT 21. I WOULD THINK THAT THE RECOMMENDATION WOULD BE

SIMILAR TO THAT ON THIS.

Futrell: ACTUALLY THROUGH SUE EDWARDS OFFICE, UNDER LAURA'S DIRECTION BUT YES, SAME PROCESS, ALL QUESTIONS TO ONE PLACE, EVERYBODY SEES ALL ANSWERS.

Mayor Wynn: GOOD, AS WE DISCUSSED EARLIER, IT WOULD BE OUR -- IT WOULD BE MY PERSONAL PREDICTION THAT THIS DECISION ON THE DEVELOPMENT TEAM FOR SEAHOLM AND THE SURROUNDING PROPERTY HAPPEN AT THE SAME TIME ESSENTIALLY AS BLOCK 21, I WOULD ANTICIPATE THAT TO BE STILL SEVERAL WEEKS AWAY. IN THE INTERIM THERE'S GOING TO BE HOPEFULLY A NUMBER OF SPECIFIC QUESTIONS ANSWERED BY THE PARTNERS, THE TEAMS, INDIVIDUAL PARTNERS, PERHAPS, OF THESE TEAMS AS WE TRY TO COME TO A -- A CONSENSUS AS TO THE DEVELOPMENT TEAMS. BUT AGAIN I WANT TO THANK THESE REMARKABLE TEAMS. I MEAN THE OBVIOUS TIME, EFFORT AND EXPENSE AND THOUGHT PUT INTO THESE PROPOSALS IS -- IS FLATTERING FOR US AS A CITY OF AUSTIN TO KNOW THAT THERE'S THAT MUCH INTEREST IN OUR DOWNTOWN, THERE'S THAT MUCH INTEREST IN THIS PART OF -- OF A SERIES OF OUR CITY ASSETS. SO WITHOUT ANY OTHER FURTHER QUESTIONS OR COMMENTS, WE THANK YOU ALL VERY MUCH. COUNCIL, WE WILL TAKE A QUICK BREAK WHILE THE FOLKS CLEAR THE ROOM AND WE SET UP FOR ZONING.

Mayor Wynn: IF YOU CAN TAKE YOUR DISCUSSIONS OUTSIDE IN THE FOYER OR THE PLAZA, WE WOULD APPRECIATE IT. WE'VE DESIGNED A NICE PLAZA WHERE YOU ALL CAN SIT AROUND AND TALK. AGAIN, FOLKS, PLEASE TAKE YOUR CONVERSATIONS OUT IN THE FOYER OR OUTSIDE. WE WILL NOW TAKE UP OUR 4:00 ZONING HEARS AND APPROVAL OF ORDINANCES AND RESTRICTIVE COVENANTS. ALL OF THOSE THINGS. WELCOME MS. ALICE GLASGO.

GOOD AFTERNOON, MAYOR AND COUNCILMEMBERS. I'M ALICE GLASGO, DIRECTOR OF THE NEIGHBORHOOD PLANNING AND ZONING DEPARTMENT. OUR ZONING CASES FOR TODAY ARE AS FOLLOWS. WE WILL START OFF WITH ITEMS WHERE YOU HAVE CLOSED THE PUBLIC HEARING ALREADY. ITEM NO. 43, SO YOU HAVE SO YOU HAVE 188, THIS

CASE IS READY FOR YOU TO APPROVE SECOND AND THIRD READINGS FOR PROPERTY LOCATED AT 205 EAST RUNDBERG LANE, THE CHANGE IN ZONING IS FROM SF-2 TO LIMITED -- SF-3 TO LIMITED OFFICE WITH A CONDITIONAL OVERLAY. ITEM NO. 44, C14-04-174 IS ALSO READY FOR APPROVAL OF SECOND AND THIRD READINGS FOR PROPERTY LOCATED AT 11,920 NORTH I-35 SERVICE ROAD. AND THE CHANGE IN ZONING IS FROM LIMITED OFFICE TO GR-CO. THAT'S ALSO READY FOR YOUR APPROVAL. ITEM NO. 45, C14-04-181 SHATTER HOUSING CASE, THIS PROPERTY IS LOCATED AT 2700 -- AND 2902 METCALF ROAD, 2610 AND 2626 ALSO METCALF ROAD, 1910 AND 1916 WICKSURE LANE. THE APPROVAL WAS FOR SINGLE FAMILY 6 WITH A CONDITIONAL OVERLAY. AT YOUR SECOND HEARING, SECOND READING YOU ASKED THE APPLICANT AND STAFF TO CONTINUE WORKING ON THE ACCESS ISSUE REGARDING THE VEHICLE CONTROLLED ACCESS DEVICE, OTHERWISE KNOWN AS A PRIVATE GATE. THE PARTIES HAVE AGREED TO REMOVE THAT RESTRICTION AND INSTEAD THEY HAVE AGREED TO PROVIDE PUBLIC ACCESS THROUGH A ROADWAY THAT WILL BE OBVIOUSLY -- DESIGNATED DURING THE SUBDIVISION STAGE THAT WILL BE AN EXTENSION BETWEEN THE TERMINUS OF BURLESON ROAD AND METCALF ROAD. SO THERE WILL BE AN EXTENSION OFF OF A ROAD THAT WILL PROVIDE PUBLIC ACCESS THROUGH THE EXTENSION OF THAT STREET. YOU CAN SEE THE EXTENSION AS IT COULD OCCUR ON YOUR MAP IN YOUR BACKUP. SO THAT'S WHAT HAS BEEN WALKED OUT PER YOUR INSTRUCTIONS FROM SECOND READING ON ITEM 45.

Mayor Wynn: THEREFORE READY FOR THIRD READING.

YES, RESTRICTIVE COVENANT HAS BEEN MODIFIED TO ADDRESS THE LATEST AGREEMENT ON THAT ACCESS ISSUE. THAT'S IN YOUR BACKUP, ALSO. ITEM NO. 46, C 14 H WILL BE A DISCUSSION ITEM. SO WE WILL DISCUSS THAT LATER ON. AND 47 WILL BE A DISCUSSION ALSO. ALTHOUGH -- ALTHOUGH COUNCIL YOU HAD CLOSED THE HEARING ON 47. IF YOU WANT ME TO JUST READ INTO THE RECORD THAT YOU -- YOU CLOSED THE HEARING AND WE HAVE AN ORDINANCE READY. I HAVE BEEN TOLD A RESTRICTIVE COVENANT HAS BEEN CLOSED. IT DEPENDS ON WHAT YOU

WOULD LIKE TO DO, MAYOR.

Mayor Wynn: WE ARE GOING TO HAVE TO NOT HAVE THAT ON THE CONSENT AGENDA BECAUSE WE HAVE TO DO THE ANNEXATION FIRST.

Glasgo: THAT IS TRUE, ITEM NO. 208 DO FIRST, WE WILL DEFER THAT. THAT CONCLUDES THE CONSENT ITEMS UNDER THIS SEGMENT OF THE AGENDA.

Mayor Wynn: THANK YOU. COUNCIL, THE CONSENT AGENDA ON THESE ZONING CASES WHICH WE HAVE ALREADY CLOSED THE PUBLIC HEARING WILL BE ON ITEM NO. 43 AND 44, TO APPROVE ON SECOND AND THIRD READINGS. AND ITEM NO. 45 TO APPROVE ON THIRD READING. I'LL ENTERTAIN A MOTION.

MOVE.

SECOND.

McCracken: I HAVE A QUESTION FIRST ACTUALLY. ON THE -- COULD YOU GIVE US ON NUMBER 45 SOME-- SOME VISUALIZATION OF IT? I'M TRYING TO -- I'M LOOKING AT THE BACKUP, TRYING TO SEE WHERE THIS WOULD BE. GLASS I WOULD HOLD MY MAP UP, HOPEFULLY OUR WONDERFUL CAMERAS CAN CATCH IT FROM THIS FAR. THIS IS -- GOING TO HOLD THE MAP IN FRONT OF YOU, FROM PARKER LANE THERE'S A STREET CALLED CULLSON DRIVE, THAT'S HOW THAT EXTENSION OF A ROAD WILL OCCUR. THERE IT IS COMING OUT. RIGHT HERE. LIKE LOOKING AT YOURSELF IN THE MIRROR.

YOU SAY ROYAL HILL DRIVE?

RIGHT HERE. THIS PROPERTY FIND PARKER LANE.

CARLSON DRIVE?

CORRECT.

THEN YOU CAN ENVISION DRAW A LINE THAT EXTENDS THAT ROAD ALL THE WAY TO METCALF ROAD, THAT'S HOW THAT

PUBLIC ACCESS WOULD BE EXTENDED FOR THE SUBDIVISION STAGE OF THE DEVELOPMENT PROCESS.

McCracken: WOULD THAT CONNECT INTO THE INTERNAL STREET SYSTEM? IT IS KIND OF HARD TO TELL WHAT THAT WOULD DO FROM THIS.

IF THEY HAVE AN INTERNAL STREET SYSTEM, YES, THEY COULD ALSO HAVE A STREET INTERNALLY CONNECTING ON TO THIS EXTENSION AND THEY CAN PROVIDE THAT THROUGH -- EITHER THROUGH THE PRIVATE STREETS OR AT THE TIME OF SITE PLANNING AND SUBDIVISION THEY WILL HAVE TO WORK ALL OF THOSE DETAILS OUT FROM WHERE TO WHERE. AS FAR AS THE ACCESS ISSUE THAT YOU ADDRESSED LAST TIME INITIALLY THEY ARE PROPOSING A GATED ACCESS AND WHAT THEY WORKED OUT IS THAT THERE WOULD BE PUBLIC ACCESS THROUGH THIS STREET THAT CONNECTS FROM -- FROM PARKER LANE ON TO THAT STREET THAT TAKES YOU ALL THE WAY TO METCALF DRIVE. STEWART SHELLY HIRSCH IS HERE MAKING HIS WAY TO THE PODIUM.

McCracken: MR. HIRSCH, COULD YOU TELL US A LITTLE BIT MORE ABOUT THIS BREAMENT? IT'S KIND OF HARD TO PICK UP FROM THE BACKUP WITH A WHAT THAT MEANS.

COUNCILMEMBER, STUART HIRSCH WITH A NEIGHBORHOOD HOUSING AND COMMUNITY DEVELOPMENT. THE OWE OAT ISSUE THAT WE TRIED TO ADDRESS WAS HOW TO CREATE FLEXIBILITY FOR SECURITY AT THE SAME TIME PROVIDING THE PUBLIC THE ABILITY TO GO THROUGH THE SITE WITHOUT HAVING A BARRIER OF A -- OF A FENCE ININ PLACE. AND WHAT WE IDENTIFIED WAS AS MS. GLASGO DESCRIBED THAT IF THE ROAD RAN THROUGH THE PATH DESCRIBED, THE APPLICANT COULD ADDRESS IF THEY NEEDED TO THOSE SECURITY ISSUES IN THE FUTURE. THEY HAVEN'T MADE A DECISION ON WHETHER THEY ACTUALLY ARE GOING TO ERECT A FENCE OR WHETHER THEY ARE NOT. BUT AT THE SAME TIME THE PUBLIC COULD CONTINUE TO BE ABLE TO MOVE THROUGH THIS -- PART OF THIS DEVELOPMENT AND GET FROM PAINT POINT A TO POINT B WITHOUT HAVING TO DRIVE ALL THE WAY AROUND THE DEVELOPMENT. SO THE APPLICANT AGREED TO PULL DOWN THE FLEXIBILITY

THAT WAS APPROVED ON SECOND READING WITH AN UNDERSTANDING THAT THE ISSUE OF HOW THEY PHYSICALLY DO THAT WILL HAVE TO BE SOLVED IN TERMS OF WHETHER THEY GO WITH CITY STREETS OR PRIVATE STREETS AT BOTH THE SUBDIVISION AND THE SITE PLAN STAGE. SO WHAT THEY BASICALLY HAVE DONE BETWEEN SECOND AND THIRD READING IS PULL AWAY SOME OF THE FLEXIBILITY THAT THEY ASK YOU FOR IN ORDER TO GET THE PUBLIC AWAY TO GET FROM POINT A TO POINT B WITHOUT HAVING TO DRIVE AROUND THE ENTIRE DEVELOPMENT.

I'LL TELL YOU MY CONCERN AND TELL ME IF YOU CAN ADDRESS IT. THIS IS A VERY LARGE DEVELOPMENT. IT WOULD BE UNUSUAL TO DO A LARGE DEVELOPMENT AS A GATED COMMUNITY AND IT APPEARS THAT THE ROAD THAT IS PROPOSED HERE SKIRTS THE OUTSKIRTS OF THIS DEVELOPMENT. SO -- SO THE -- IF THE PURPOSE IS TO CREATE INTEGRATED NEIGHBORHOODS IN THIS CITY, IT DOES NOT SOUND LIKE THIS PROPOSAL MEETS THAT GOAL. IF IT'S TO GIVE THE CARS A WAY TO CUT THROUGH, IT DOES ACHIEVE THAT. BUT I THINK WE ARE KIND OF LOOKING AT SOMETHING DIFFERENT WHICH WAS MORE INTEGRATION OF THIS DEVELOPMENT OF THE NEIGHBORHOOD AS OPPOSED TO CREATING A BIG WALLED OFF COMMUNITY. CAN YOU ADDRESS THOSE CONCERNS?

YEAH. IF THIS WAS A SINGLE FAMILY SUBDIVISION WE WOULD BE LOOKING AT EXACTLY WHAT YOU ARE TALKING ABOUT. BUT WHAT YOU WILL FIND IN MOST OF THE MULTI-FAMILY DEVELOPMENTS THAT WE HAVE SEEN OVER THE PAST FOUR OR FIVE YEARS THAT WE HAVE BEEN INVOLVED WITH, THE GATED SECURITY GATE OUTSIDE OCCURS LITERALLY OUTSIDE OF WHERE THE LEASING OFFICE IS. SO WHEN YOU PHYSICALLY GO TO THE SITE ON VIRTUALLY ALL OF OUR DEVELOPMENTS, NOT ALL OF THEM, BUT CERTAINLY ON MOST OF THEM, YOU WILL FIND A GATE AROUND THE ENTIRE PER FREE OF THE -- PER PERIPHERY OF THAT DEVELOPMENT, IT PROHIBITS OTHER PEOPLE FROM COMING ON TO THE PROPERTY OUTSIDE OF USUALLY THE 8:00 TO 5:00 BUSINESS HOURS. WHAT THEY HAVE PROPOSED HERE TO US WAS PRETTY CONVENTIONAL FOR THE KIND OF MIXED HOUSING THAT WE HAVE BEEN EXPERIENCING AT LEAST SINCE 2000. SO BECAUSE -- ALTHOUGH THIS FEELS LIKE

SINGLE FAMILY BECAUSE THEY HAVE PUT A RESTRICTIVE COVENANT THAT LIMITS EACH BUILDING TO ONE UNIT, SO IT'S NOT LIKE CONVENTIONAL APARTMENTS, FROM A -- FROM A CONCEPTUAL POINT OF VIEW, IT WILL FUNCTION LIKE MULTI-FAMILY BECAUSE INSTEAD OF HAVING INDIVIDUAL STREETS WITH INDIVIDUAL CITY METERS AND ALL OF THAT, YOU WILL HAVE WHAT WILL BE MORE LIKE MULTI-FAMILY DEVELOPMENT WITH A MASTER METER AND THEN A SERIES OF -- OF CONNECTION POINTS WITH SUBMETERING. SO THAT'S PART OF THE REASON THAT I UNDERSTAND THAT THEY WANTED TO PRESERVE THE SAME SORT OF OPTION IN TERMS OF SECURITY AS A POSSIBILITY IN THE FUTURE JUST LIKE ALL OF OUR OTHER MULTI-FAMILY DEVELOPMENTS DID. SO WE SAW THIS REQUEST AS BEING TOTALLY CONSISTENT WITH WHAT WE HAVE EXPERIENCED IN THE PAST AND -- AND WE'VE HAD LARGER DEVELOPMENTS THAN THIS THAT -- THAT CERTAINLY HAVE -- HAVE MORE ACREAGE WHERE THERE WAS NOT EVEN THIS KIND OF -- KIND OF ABILITY TO TAKE A PUBLIC ACCESS THROUGH THE DEVELOPMENT AT ALL. SO -- SO WHILE THE NUMBER OF UNITS MAY BE LARGER THAN WHAT WE EXPERIENCED, WE CERTAINLY HAVE LARGE ACREAGE IN OTHER PARTS OF TOWN WHERE THERE'S NO EXPECTATION FOR EVEN THE KIND OF ACCESS THAT THIS DEVELOPMENT HAS AGREED TO PROVIDE.

WELL, MAYBE I'M MAKING A MISTAKE. IS THIS A SMART HOUSING PROJECT?

YES.

McCracken: WE WERE TOLD LAST NIGHT THAT THIS WOULD BECOME THE LARGEST SMART HOUSING PROJECT THE CITY HAD EVER DONE AS A GATED PROJECT. ALSO I KNOW THAT -- THAT THIS COUNCIL BEFORE I GOT ON IT, PREVIOUSLY REJECTED A GATED APARTMENT IN -- IN -- THAT WE RECENTLY APPROVED AS A NON-GATED FACILITY ON -- ON EAST SEVENTH STREET I BELIEVE OR EAST SIXTH. THE ONE THAT MR. LORENZ WAS DOING.

THE PEDERNALES LOTS OF PROJECT.

NOT THE PEDERNALES. THE ONE THAT WAS A SMART

HOUSING PROJECT.

SATELLITE I DON'T FLATS -- SALT I DON'T FLATS -- SALTILLO FLATS.

SEEMS LIKE THIS WOULD BE A CHANGE IN POLICY FOR A SMART HOUSING PROJECT TO DO SOMETHING LIKE THAT.

THAT'S NOT MY PERCEPTION. LIKE I SAID WE HAVE SEVERAL OF THEM THAT ARE GAIT. THERE ARE MORE UNITS PROPOSED ON THIS SITE THAN WE HAVE EVER HAD. THIS IS CERTAINLY THE GREATEST NUMBER OF SINGLE FAMILY UNITS THAT WE'VE EVER HAD ON WHAT WE CONSIDER TO BE BASICALLY A MULTI-FAMILY DEVELOPMENT. SO THIS IS UNIQUE IN A WHOLE SERIES OF WAYS, BUT IN TERMS OF -- OF THE KINDS OF ACREAGE THAT ARE INVOLVED ON THIS SITE, WE CERTAINLY HAVE MORE LAND AREA IN SOME OF OUR DEVELOPMENTS WHERE NO ONE CAN GO THROUGH WHAT WE HAVE OUT HERE. IT REALLY DEPENDS, I KNOW THE APPLICANT ARTICULATED THAT IN TERMS OF NUMBER OF UNITS, THAT'S ABSOLUTELY TRUE. BUT WE HAVE HAD SOME DEVELOPMENTS WITH LOTS OF ACREAGE IN OTHER PARTS OF TOWN WHERE -- WHERE THERE WAS LITERALLY NO WAY FOR THE PUBLIC TO DO ANYTHING OTHER THAN DRIVE AROUND THE DEVELOPMENT ALTOGETHER.

IN THE SMART HOUSING PROJECT.

MR. HILGERS TOLD US THIS WOULD BE THE LARGEST THAT EVER HAD BEEN DONE.

IT IS IN TERMS OF THE NUMBER OF UNITS YES, THAT'S CORRECT, BUT NOT IN TERMS -- WHEN WE LOOKED AT ACCESS WE LOOKED AT THE ACREAGE ISSUE AS OPPOSED TO THE NUMBER OF UNITS. WHAT IS DIFFERENT ABOUT THIS DEVELOPMENT COMPARED TO WITH A WE NORMALLY GET IN THIS KIND OF A ZONING CATEGORY IS THIS IS GOING TO BE CONFINED TO ONE OR TWO STORY SINGLE UNIT BUILDINGS AS OPPOSED TO THE CONVENTIONAL THREE STORY WOOD FRAME THAT USUALLY YIELDS THE KINDS OF DENSITY THAT WE GET. THAT'S PART OF THE REASON WHY THIS IS MUCH LARGER THAN WHAT WE WOULD NORMALLY GET IN AN SF 6

ZONING CASE.

WILL BE IT CALLED OFF, GATED OFF --

THOSE DECISIONS INTRNT MADE BY THE APPLICANT. THEY ARE HEERP, THEY CAN SPEAK TO THAT. IN OUR MEETINGS WITH THEM SINCE THE LAST COUNCIL MEETINGS, THEY HAVE BEEN PRETTY CLEAR WITH US, THEY HAVEN'T MADE A DECISION. THERE ARE COST IMPLICATIONS OF GATED IT THAT CREATE I AM PEDIMENTS TO ACHIEVING CERTAIN GOALS, ALSO SOME BENEFITS RELATED TO GATING THAT THEY CAN ARTICULATE MUCH MORE CLEARLY THAN I AM.

McCracken: I WOULD LIKE TO HEAR IT. I THOUGHT WE WERE GOING TO GET SOMETHING DIFFERENT BACK FROM THIS. MR. SUTTLE.

MY NAME IS RICHARD SUTTLE. THE -- WE HAVE SPECIFICALLY IN THE COVENANT PEDESTRIAN CONNECTIVITY. WHAT WE DID THERE ARE SOME PUBLIC STREETS STUBBED OUT: ORIGINALLY WE WERE THINKING WE MIGHT TAKE A DRIVEWAY OFF THE STUB OUT. THE ONE IN PARTICULAR IS THE ONE THAT MS. GLASGO SHOWED YOU. WHAT WE HAVE AGREED TO DO IS MAKE PUBLIC ACCESS THROUGH THERE. IF WE TAKE A DRIVEWAY OFF OF THAT, IT MAY OR MAY NOT HAVE CONTROLLED ACCESS. WHAT WE DID IS WE MADE THE PUBLIC STREETS HOOK UP THAT ARE CURRENTLY THERE. SO WE KEPT THE GRID SYSTEM. IT ACTUALLY BISECT THE TRACT. I THINK THERE'S FIVE OR SIX ACRES ON ONE SIDE, 20 ON THE OTHER. THE DECISION ON THE SITE PLAN ISSUES WILL BE MADE LATER AS TO CONTROLLED ACCESS FOR VEHICLES. BUT WE ARE COMMITTING TO PEDESTRIAN ACCESS TODAY BOTH TO THE SCHOOL AND TO THE PARKS SHOULD IT BECOME A PARK TO THE NORTH.

HOW WILL THE PEDESTRIAN ACCESS BE ACCOMPLISHED.

WELL, IT WILL EITHER BE OBVIOUSLY HOLES, IF THERE IS A FENCE, KEEP IN MIND UNDER SCREENING REQUIREMENTS IN OUR CURRENT CODE THIS PROJECT WILL PROBABLY QUALIFY, WE WILL HAVE TO DO SCREEN, HAVE TO PUT UP FENCES, GAPS OR GATES OR SOMETHING IN THE FENCES TO

ALLOW PUBLIC ACCESS IN AND OUT OF THE FACILITY. BOTH TO THE SCHOOL AND TO THE PARK.

SIDEWALKS OR SCHOOLS, AT THE SITE PLAN STAGE WE WILL DESIGN THAT. IT WILL BE SOMETHING PERMIT. WON'T BE SOMETHING THAT YOU HAVE TO FIND. IT WILL BE PRETTY OBVIOUS.

Mayor Wynn: I ENTERTAIN A MOTION TO APPROVE THE CONSENT AGENDA AS READ, 43, 44 APPROVED ON SECOND AND THIRD READING, 45 ON THIRD READING.

MOTION MADE BY COUNCILMEMBER THOMAS. SECONDED BY THE MAYOR PRO TEM TO APPROVE THE CONSENT AGENDA AS READ. FURTHER COMMENTS? COUNCILMEMBER ALVAREZ?

Alvarez: THANK YOU, MAYOR. JUST -- JUST A FOLLOW-UP QUESTION FOR MR. HIRSCH.

45.

THAT'S NOT ON THE CONSENT AGENDA.

YES.

I BELIEVE IT IS.

YEAH, IT IS.

Alvarez: OKAY. I THOUGHT THAT I JUST HEARD THE MAYOR SAY 43 AND 44. THAT'S 43, 44 AND 45.

Mayor Wynn: YES, 43, 44, 45 ON FINAL APPROVALS ESSENTIALLY.

Alvarez: ON 45 HOW MANY UNITS ARE WE TALKING ABOUT.

I CAN PULL THE FILE AND ANSWER THAT.

Alvarez: MAYBE MR. SUTTLE CAN ANSWER THAT.

IT'S 300 UNITS.

3 HUNTS 300 UNITS.

YES, SIR.

MR. HIRSCH, I GUESS TALK ABOUT -- I GUESS WE'RE TALKING ABOUT HOW THIS MAY BE THE LARGEST SMART HOUSING PROJECT IN TERMS OF NUMBER OF UNITS. SO THAT WOULD BE EITHER SINGLE FAMILY OR MULTI-FAMILY?

THIS -- THIS IS THE LARGEST SMART HOUSING DEVELOPMENT ON ONE SITE. WE HAVE SOME DEVELOPMENTS THAT ARE GOING TO HAVE SEVERAL HUNDRED UNITS AND WE HAVE SOME SMART HOUSING APPLICATIONS THAT WILL HAVE SEVERAL THOUSAND UNITS. IN TRPS OF NUMBER OF UNITS ON ONE SITE, THIS TODAY IS THE LARGEST SMART HOUSING DEVELOPMENT.

THE OTHERS WOULD BE ON MULTIPLE TRACTS BUT JUST APPLYING AS ONE?

RIGHT. THEY MAY HAVE -- SOME OF THEM HAVE A SINGLE FAMILY COMPONENT ONLY, SOME OF THEM HAVE A SINGLE FAMILY COMPONENT, MULTI-FAMILY, AND SINGLE FAMILY IS ALMOST ALWAYS SUBDIVIDED INTO SMALLER LOTS, BUT IN TERMS OF NUMBER OF UNITS ON ONE SITE, THIS IS THE LARGEST ONE TODAY.

CERTAINLY THE LARGEST -- I MEAN THAT INCLUDES SINGLE FAMILY, SOME OF THOSE LARGER NUMBERS THAT YOU WERE TALKING ABOUT, SINGLE FAMILY SUBDIVISION THAT'S CAME IN UNDER SMART HOUSING.

MOST OF THE --

MULTIPLE SITES.

THERE ARE MULTIPLE SITES. MANY LOTS.

OKAY.

Alvarez: THANK YOU, MAYOR, THE ONLY THING THAT I WAS

GOING TO SAY OBVIOUSLY IT'S A VERY LARGE DEVELOPMENT AND USUALLY WITH THESE KINDS OF NUMBERS ON ONE SIDE WE ARE USUALLY LOOKING AT A MULTI-FAMILY DEVELOPMENT WHICH IS OBVIOUSLY RENTAL PROPERTIES. THE FACT THAT WE ARE DOING IT HERE I GUESS FOR HOME OWNERSHIP IS I THINK A VERY POSITIVE THING. WE HAVE THE GATED ISSUE, HANGING OUT THERE, I CERTAINLY HAVE CONCERNS ABOUT THAT, I THINK WHAT WE ARE GOING TO SEE IS PROBABLY DEVELOPMENT THAT DOES HAVE A FENCE AROUND IT AND SO WHAT WE ARE TALKING ABOUT IS WHETHER THE ENTRYWAY ITSELF SHOULD HAVE A GATE OR NOT AND WHETHER THAT, I MEAN, THAT ISSUE SHOULD SORT OF ALLOW THIS DEVELOPMENT TO MOVE FORWARD OR NOT. SO OBVIOUSLY BECAUSE OF THE NUMBER OF UNITS AND THE AFFORDABILITY THAT WE ARE GOING TO BE ACHIEVING I THINK, YOU KNOW, I'M GOING TO BE SUPPORTING THE MOTION. THANK YOU, MAYOR.

Mayor Wynn: THANK YOU, COUNCILMEMBER. FURTHER COMMENTS ON THE -- ON THE MOTION TO APPROVE THE CONSENT AGENDA? COUNCILMEMBER SLUSHER?

Slusher: WELL, YEAH, I'M GOING -- I AGREE WITH COUNCILMEMBER ALVAREZ'S NEEDED PROJECT. LIKE COUNCILMEMBER MCCracken, I'M TROUBLED BY THE GATE ISSUE. WHAT'S ON THE TABLE MY UNDERSTANDING ALLOWS THEM TO -- THE FLEXIBILITY TO DO IT AS COUNCILMEMBER ALVAREZ JUST DESCRIBED. BUT I WOULD REALLY -- I WOULD REALLY -- I'M GOING TO GO AHEAD AND VOTE FOR THAT. BUT -- BUT I WOULD ENCOURAGE THE OWNERS AND DEVELOPERS TO TRY TO -- TO AVOID THAT IF AT ALL POSSIBLE. ESPECIALLY GATING OFF THAT LARGE OF A DEVELOPMENT IN THE CENTRAL CITY. JUST IT DOES BOTHER ME. IT WAS -- IT WAS SORT OF IRONIC I THINK THAT -- THAT WE HAD SOME PEOPLE THAT WERE -- SOME NEIGHBORS OF THIS TRACT COMING DOWN SAYING THAT IT WAS GOING TO CREATE MORE CRIME, THE NEIGHBORHOOD IS ALREADY THERE, AT THE SAME TIME NOW WE HAVE THE DEVELOPMENT BEING ACCUSED OF WANTING TO PUT UP A FENCE. MAYBE WE CAN FIND A WAY FOR FOLKS TO LIVE TOGETHER WITHOUT FENCING THEMSELVES OFF FROM EACH OTHER ONE OR THE OTHER.

Mayor Wynn: THANK YOU, COUNCILMEMBER.
COUNCILMEMBER MCCRACKEN?

McCracken: YEAH. I'LL VOTE FOR THIS BECAUSE WE HAVE
GOTTEN PRETTY FAR ALONG. IT'S OTHERWISE AN
OUTSTANDING DEVELOPMENT. BUT I REALLY HOPE WE
DON'T COME FORWARD WITH ANOTHER SMART HOUSING
GATED COMMUNITY AGAIN. IT'S NOT GOOD URBAN
PLANNING. IT RUNS CONTRARY TO OUR GOALS. I HOPE THIS
CANNOT BE A GATED COMMUNITY, TOO, IT'S A VERY LARGE
NEIGHBORHOOD TO BE GATED OFF. BUT IN EVERY OTHER
WAY IT'S A GREAT DEVELOPMENT. I HOPE THAT IT WON'T
END UP GATED.

Mayor Wynn: THANK YOU, AGAIN, FURTHER COMMENTS ON
THE CONSENT AGENDA MOTION? HEARING NONE, ALL
THOSE IN FAVOR PLEASE SAY AYE.

AYE.

Wynn: OPPOSED? MOTION PASSES ON A VOTE OF 7-0.

THANK YOU, MAYOR, OUR NEXT ITEM IS ITEM NO. 46, THE
BROWN-LEDEL-SILVERMAN --

Mayor Wynn: I'M THINKING, BECAUSE WE GOT A LATE START,
LET'S JUMP OVER TO THE Z CASES, GET THE CONSENT
AGENDA GONE AND COME RIGHT BACK TO THIS.

Glasgo: THAT'S TRUE. THAT'S WHAT WE NORMALLY DO
ACTUALLY. WE ARE NOW ON THE Z CASES, THE CASES THAT
YOU ARE HEARING FOR THE FIRST TIME. ITEM NO. Z-1 C14-04-
179, LOCATED AT 89602 -- 8602 CULLEN LANE. THE
NEIGHBORHOOD IS REQUESTING A POSTPONEMENT TO
MARCH THE 10th. THE NEIGHBOR'S FIRST REQUEST. Z-2 C14-
04-150 LOCATED AT 6008 MANCHACA ROAD, THE
NEIGHBORHOOD ASSOCIATION IS ALSO REQUESTING A
POSTPONEMENT TO MARCH THE 10th, Z-1 AND 2 ARE
RELATED TO EACH OTHER. AGAIN FIRST REQUEST, WE
RECOMMEND THAT. ITEM NO. Z-3, C14-04-205, THIS
PROPERTY IS LOCATED AT 6532 THROUGH 6534 SOUTH
CONGRESS AVENUE. THE CHANGE IN ZONING IS FROM LR-
GR-C.S. TO GR, WHICH STANDS FOR COMMUNITY

COMMERCIAL. THE PLANNING COMMISSION RECOMMENDED THE REQUEST WITH A CONDITIONAL OVERLAY, THIS CASE IS READY FOR ALL THREE READINGS. Z-4 IS A RESTRICTIVE COVENANT TERMINATION. THE PLANNING COMMISSION RECOMMENDED TERMINATION OF THIS COUGH NABT. ITEM NO. -- COVENANT. Z-5 AND Z-6 ARE THE GABLES AT WESTLAKE AND THE APPLICANT HAS REQUESTED A POSTPONEMENT TO MARCH THE 24th. THIS IS THE APPLICANT'S FIRST REQUEST AND WE RECOMMEND POSTPONING THOSE TWO ITEMS. MAYOR, THAT CONCLUDES THE CONSENT ITEMS UNDER THIS SEGMENT OF THE AGENDA.

Mayor Wynn: COUNCIL THE CONSENT AGENDA WILL BE -- [ONE MOMENT PLEASE FOR CHANGE IN CAPTIONERS]

MAYOR, YOU DO HAVE SOME SPEAKERS.

Mayor Wynn: THANK YOU. EXCUSE ME. WELL, MR. BENNETT SIGNED UP IN FAVOR OF Z-1 AND I SUSPECT Z-2, BUT HE WON'T WANT --

HE'S THE AGENT.

Mayor Wynn: HE WON'T WANT TO SPEAK NOW THAT WE'RE POSTPONING. BETTY EDGEMOND SIGNED UP AGAINST ITEM Z-2, BUT WE'RE POSTPONING THAT, BETTY. ITEMS Z-3 AND Z-4... COUNCIL, LET'S DISREGARD THE MOTION TO APPROVE THE CONSENT AGENDA AS READ AND TAKE UP ITEM Z-3 AND ASK BETTY EDGEMOND TO SPEAK FOR THREE MINUTES BEFORE WE VOTE. BETTY, YOU HAVE THREE MINUTES. MS. EDGEMOND? YOU'RE UP.

I NEED MY OTHER LEG STILL FOR A LITTLE WHILE. I'M BETTY EDGEMOND AND I SPEAK ON Z-3 AND Z-4. ONE OF THE CONDITIONS WAS THAT WE TERMINATE THE RESTRICTIVE COVENANT ONLY IF THEY CAME BACK WITH THE CONDITIONS THAT WE WANTED FOR THE GR, WHICH WAS NO AUTO SALES, NO AUTO RENTALS AND NO PAWN SHOPS. AND THE PERSON WOULD NOT AGREE TO NO PAWN SHOPS. IF THAT'S CHANGED, I DIDN'T KNOW, BUT I'M NOT -- I HAVE NO PROBLEM WITH THE GR, BUT EVEN IN OUR NEIGHBORHOOD PLAN, AND I THINK YOU WILL FIND IN ALL THE

NEIGHBORHOOD PLANS, THEY DON'T WANT PAWN SHOPS.

Mayor Wynn: MS. GLASGO, WOULD YOU HAPPEN TO KNOW THE DETAILS OF THE TERMINATION?

I WILL HAVE TO DEFER TO THE ORDINANCE ABOUT PAWN SHOPS. THE ISSUE SHE'S SPEAKING TO IS IN THE ORDINANCE. SHE MAY NOT HAVE SEEN THAT. IN YOUR BACKUP YOU HAVE A COPY OF THE ORDINANCE AND THE ORDINANCE DOES INCLUDE THE USE THAT SHE'S SPEAKING TO ON PAWN SHOPS. I'M READING PAGE 1 OF TWO OF THE ORDINANCE IT SAYS THE FOLLOWING USES ARE PROHIBITED, AUTOMOTIVE SALES, PAWN SHOP SERVICES, AUTOMOTIVE WASHING OF ANY TYPE.

YOU UNDERSTAND WE COULD HAVE ASKED FOR A LOT MORE RESTRICTIONS, AND WE DIDN'T, BECAUSE IT IS CONGRESS. AND MAYBE SOMEONE THAT REPRESENTS SOUTH AUSTIN ON THE TRANSPORTATION COMMITTEE OR WHATEVER IT IS THAT DECIDES ALL THE TOLL ROADS AND WHERE THE ROADS GO COULD AT SOME POINT PUT IN A GOOD WORD FOR EXPANDING AND PUTTING IN GUTTERS AND CURBS AND ALL THAT GOOD STUFF IN ON THAT LITTLE PART OF CONGRESS BETWEEN WALL SEM ROAD AND CAMERON. WE ARE TRYING TO MAKE OUR NEIGHBORHOOD PLAN AND MAKE THE NEIGHBORHOOD -- AND THAT PART OF THE NEIGHBORHOOD LOOK A LITTLE BIT NICER. YOU DON'T KNOW HOW MUCH IT HURT ME TO SAY HE COULD HAVE AUTO REPAIR THERE. I MEAN, THIS IS LIKE I'M ALWAYS AGAINST THAT. BUT I SAID OKAY, IT'S A GOOD THING. LET'S TRY IT, LET'S SEE WHAT HAPPENS. BUT NO PAWN SHOPS. AND IF HE WANTED TO PUT SOMETHING IN THE FRONT OF WHERE THE AUTO REPAIR SHOP IS, I'M SURE WE CAN COME UP WITH SOMETHING. THANK YOU.

Mayor Wynn: THANK YOU.

AND I JUST SAW THE ORDINANCE, BY THE WAY. THIS IS WHAT HAPPENS WHEN YOU DON'T TALK TO CITY STAFF AND GET THINGS UPDATED.

Mayor Wynn: UNDERSTOOD. AND MS. BEVERLY DORLAND SIGNED UP WISHING TO SPEAK AGAINST ITEM Z-5 AND Z-67,

HOWEVER WE'VE REQUESTED TO POSTPONE THIS TO MARCH 24TH, 2005.

Slusher: MAYOR? I JUST WANTED TO SAY THE PAWN SHOP IS PROHIBITED IN HERE. IS THAT RIGHT?

YES.

Slusher: THIS CASE THAT'S BEING POSTPONED THIS WEEK, AM I RIGHT ABOUT THAT? I AGREE WITH MS. EDGEMOND ON THE PAWN SHOP ISSUE THERE BECAUSE -- NOT BECAUSE I DON'T WANT THERE TO BE A PAWN SHOP ANYWHERE, BUT BECAUSE I THINK THERE ARE ENOUGH IN THIS AREA, INCLUDING THERE'S ONE OFF SOUTH CONGRESS THAT THE LIGHTS ARE SO BRIGHT I'LL BET YOU CAN SEE IT FROM OUTER SPACE. BUT ON THE OTHER HAND, I THINK IF ALL THE NEIGHBORHOOD PLANS PROHIBIT PAWN SHOPS, THEN THAT WILL MEAN WE'RE BANNING PAWN SHOPS IN AUSTIN, AND I THINK THAT'S ACTUALLY SOMETHING WE NEED TO BE AWARE OF ON THE NEIGHBORHOOD PLANS THAT I DON'T THINK IT'S APPROPRIATE TO BAN A CERTAIN USE BY BANNING IT NEIGHBORHOOD TO NEIGHBORHOOD. BUT IN THIS PARTICULAR CASE I AGREE BECAUSE THERE'S ENOUGH THERE ALREADY.

Mayor Wynn: THANK YOU, COUNCILMEMBER. SO COUNCIL, WE HAVE A MOTION AND A SECOND ON THE TABLE TO POSTPONE CASE Z-1 AND Z-2 TO MARCH 10th, 2005. TO CLOSE THE PUBLIC HEARINGS ON Z-3 AND Z-4. APPROVE ON ALL THREE READINGS Z-3 AND ON Z-4 APPROVE THE TERMINATION OF THE RESTRICTIVE COVENANT. AND ON CASE Z-5 AND Z-6 TO POSTPONE TO MARCH 24TH, 2005. FURTHER COMMENTS? HEARING NONE, ALL THOSE IN FAVOR PLEASE SAY AYE.

AYE.

Mayor Wynn: OPPOSED? MOTION CARRIES ON A VOTE OF SEVEN TO ZERO. SO MS. GLASGO, WE NOW GO BACK TO CASE 46.

WE DO. STEVE SADOWSKY WILL PRESENT THIS ITEM AND HE WILL BE RESPONDING TO SOME OF THE QUESTIONS YOU

POSED LAST WEEK?

AFTERNOON, MA MAYOR, MEMBERS OF COUNCIL, STEVE IS A DOOWSKY WITH THE NEIGHBORHOOD PLANNING AND ZONING DEPARTMENT. I PRESENTED YOU WITH A RATHER THICK PACKET THIS AFTERNOON, WHICH I APOLOGIZE FOR. IN IT IS A MEMO THAT DETAIL THE HISTORY OF THIS CASE AS WELL AS ANSWERS THE QUESTION THAT COUNCIL SUPPOSED LAST WEEK. LET ME BRIEFLY RUN THROUGH THAT FOR YOU. COUNCIL I THINK WAS CONCERNED ABOUT THE DISPARITY OF THE ESTIMATES FOR REHABILITATING THIS HOUSE AT 609 WEST LYNN. MONDAY AFTERNOON I MET WITH JOHN RAPP AND JESTER GARCIA WHO HAD DONE THE REPORT FOR THE OWNER AS WELL AS THE CONTRACTOR WHO PROVIDED AN ESTIMATE FOR THIS. THE FIRST THING WE WANTED TO DO WAS FIGURE OUT WHAT ITEMS IN MR. DISHMAN'S COST ESTIMATE HAD BEEN COVERED BY MR. ROBB'S 100,000-DOLLAR ESTIMATE TO STRUCTURALLY REPAIR THE CONDITIONS AT THIS HOUSE. SO WE IDENTIFIED THOSE AND THEN WENT THROUGH MR. DISHMAN'S ESTIMATE LINE BY LINE TO DETERMINE WHICH ITEMS WERE NECESSARY FOR THE REHABILITATION OF THIS PARTICULAR HOUSE. WHAT WE DETERMINED WAS MR. DISHMAN HAD GIVEN AN ESTIMATE OF \$872,000. AND THIS INCLUDED A LOT OF INTERIOR FINISHES AND THINGS THAT, AS WE DISCUSSED LAST WEEK, WOULD REALLY BE UP TO THE TASTE AND THE AESTHETICS OF THE OWNER. THEY WEREN'T REALLY HARD AND FAST COSTS. THEY WERE ALSO JUST THE COST OF CONSTRUCTION, INTERIM INTEREST, PERMITS, FEES THAT WOULD BE ATTENDANT TO ANY KIND OF PROJECT ON THIS SITE, AND NOT REALLY IDENTIFIED AS SPECIFIC REHABILITATION COSTS FOR THIS. WE WENT THROUGH THE LIST THAT MR. DISHMAN PROVIDED, AND EVERYBODY AGREED THAT HIS ESTIMATES WERE WITHIN REASON AS FAR AS THE AMOUNT OF MONEY EACH LINE ITEM WOULD COST. WHAT WE DID WAS GO THROUGH AND FIGURE OUT THOSE ITEMS SPECIFICALLY TO THIS HOUSE. AND IF YOU HAVE THAT COST ESTIMATE THERE, I CAN RUN THROUGH IT VERY QUICKLY WITH YOU. IT'S ITEM 707, WHICH IS THE SITE WORK FOR \$5,000. A DRAINAGE PLAN AND A FRENCH DRAIN INSTALLED ON THE PROPERTY FOR \$12,000 TO ADDRESS THE SITE DRAINAGE ISSUES THAT HAVE

CAUSED SOME OF THE STRUCTURAL PROBLEMS THAT THIS HOUSE IS SUFFERING RIGHT NOW. ITEM 709 ADDRESSES FOUNDATION REPAIR FOR \$8,700, PIER AND BEAM REPAIR FOR \$80,000. TERMITE TREATMENT FOR 1500. MOLD TREATMENT FOR 6,000. AND TO DEMOLISH AND REMOVE A REAR ADDITION WHICH IS CAUSING STRUCTURAL PROBLEMS FOR THE HOUSE, THAT WOULD BE \$10,000. ITEM 712 IS FRAMING. \$29,000. REMOVE DAMAGED SIDING FOR NINE THOUSAND. DAMAGED LUMBER FOR 12,000. REBUILD THE ROOF DECK FOR 6,000. ITEM 713 IS REMOVE AND REPAIR THE WINDOWS FOR \$18,000. 714 IS THE EXTERIOR DOORS FOR \$3,000. 715 IS THE REPAIR AND REMOVAL OF TWO FIREPLACES IN THE HOUSE FOR \$10,000. 717 IS THE ROOFING, \$16,000. REMOVING THE OLD ROOF WAS ESTIMATED AT 3,000. NEW VENTS AND FLASHING FOR 2500. ITEM 718 IS INSULATION FOR \$6,200. 719 IS SHEETROCK FOR \$16,000. 720 IS PLUMBING FOR \$18,000. REMOVING THE OLD PLUMBING WOULD BE 6,000. 721 IS THE ELECTRIC FOR \$21,000. REMOVING THE OLD WIRING WOULD BE AN ADDITIONAL 4,000. ITEM 722 IS A NEW CENTRAL HEAT AND AIR CONDITIONING SYSTEM, \$12,000. 723 IS PAINTING, \$18,000. 724 IS TRIM REPAIR AND REPLACEMENT FOR \$15,000. STAIRRAIL REPAIR ANDRY PLACEMENT WOULD BE NINE THOUSAND. 725 IS TRIM LABOR. 726 IS -- THE TOTAL COST OF THESE ITEMS IS \$374,900. WE ADDED IN A 25% CONTRACTOR'S OVERHEAD AND PROFIT. THAT'S AN ADDITIONAL \$93,000. SO THE GRAND TOTAL FOR ALL OF THIS WORK WOULD BE \$667,900. -- \$467,900. AND EVERYBODY AGREED THAT THOSE WERE REASONABLE. BOTH ENGINEERS ARE HERE TO ANSWER ANY QUESTIONS THAT Y'ALL MIGHT HAVE ABOUT THEIR REPORTS THAT THEY MADE, AND MR. DISHMAN IS HERE AS WELL TO ANSWER ANY QUESTIONS Y'ALL MIGHT HAVE ABOUT THE COST ESTIMATES. I ALSO LOOKED AT THE POTENTIAL FOR CITY OR PRIVATE FUNDING TO REHABILITATE THIS HOUSE, AND AS WE DISCUSSED LAST WEEK, THE ONLY CITY FUNDING THAT THERE'S REALLY AVAILABLE TO OWNERS OF HISTORIC PROPERTIES IS THE TAX EXEMPTION THAT THE CITY, THE COUNTY, THE SCHOOL DISTRICT AND THE COMMUNITY COLLEGE DISTRICT ALL AWARD TO OWNERS OF HISTORIC LANDMARKS. THERE REALLY IS NO CITY PROGRAM THAT WOULD APPLY TO THIS, AND THE HERITAGE SOCIETY AND

OTHER GROUPS IN AUSTIN DO NOT REALLY HAVE THE FUNDING TO PUT INTO A PROJECT LIKE THIS. MAYOR PRO TEM GOODMAN ASKED ABOUT THE POTENTIAL FOR AN HISTORIC DISTRICT. AND THE NEIGHBORS HAVE DEVELOPED WITH THEIR CONSULTANT A POTENTIAL OLD WEST LINE NATIONAL HISTORIC DISTRICT WHICH IS GOING TO EXTEND FROM BAYLOR STREET ON THE END, MOPAC ON THE WEST, FIFTH AND SIXTH STREET ON THE SOUTH, AND THEN 12TH STREET ON THE NORTH. SO THIS IS A POTENTIAL NATIONAL REGISTER HISTORIC DISTRICT. IT CONTAINS 639 -- I'M SORRY, IT CONTAINS 985 985 BUILDINGS BUILDINGS, SITES, STRUCTURES AND OBJECTS, OF WHICH 639 OF THOSE OR 64.8% WOULD BE CONTRIBUTING. NOW, THIS IS A NATIONAL REGISTER HISTORIC DISTRICT. LOCAL HISTORIC DISTRICTS, BECAUSE OF THE REQUIREMENTS THAT WE'RE PUTTING ON LOCAL HISTORIC DISTRICTS, ARE GOING TO BE HARDER TO COME BY THAN A NATIONAL REGISTER HISTORIC DISTRICT. SO WE LOOKED AT WEST LYNN STREET AND SEPARATED IT OUT AS A POTENTIAL LOCAL HISTORIC DISTRICT. IF THIS HOUSE WERE DEMOLISHED, WEST LYNN STREET WOULD NOT MEET THE QUALIFICATIONS FOR A LOCAL HISTORIC DISTRICT. IT WOULD BE BELOW 50% OF CONTRIBUTING PROPERTIES. THERE ARE APARTMENT COMPLEX AT THE SOUTH END AND THE NORTH END OF THE POTENTIAL HISTORIC DISTRICT BETWEEN SIXTH AND NINTH STREET. THERE ARE NEW HOUSES AND NEW CONDOMINIUMS ON THE WEST SIDE OF WEST LYNN. AND A MODERN VET SFOOS ON THE EAST SIDE. SO IF WE TOOK THAT LOCAL HISTORIC DISTRICT TO BE JUST WEST LYNN STREET, IT WOULD FAIL WITHOUT THIS HOUSE. THE OLD WEST LINE NATIONAL REGISTER HISTORIC DISTRICT NOMINATION LISTS THIS HOUSE AS CONTRIBUTING TO THE NATIONAL REGISTER DISTRICT AND ALSO IDENTIFIES IT AS POTENTIALLY INDIVIDUALLY ELIGIBLE FOR DESIGNATION IN THE NATIONAL REGISTER OF HISTORIC PLACES. SO IT HAS BEEN IDENTIFIED AS HAVING SIGNIFICANCE. I ALSO DID SOME WORK IN THE INTERIM TO TRY TO GIVE YOU ALL A GOOD IDEA AS TO EXACTLY WHAT WE'RE DEALING WITH. WE'VE GOT A POWERPOINT PRESENTATION THAT SHOWS THIS HOUSE, THE OTHER HISTORIC PROPERTIES ON WEST LYNN STREET, AND THEN ALSO LOOKING AT OTHER COMPARABLE HOUSES IN THE AREA, JUST TO GIVE YOU ALL AN IDEA AS TO THE

VALUE OF THIS HOUSE AND THE VALUES OF COMPARABLE HOUSES SO THAT YOU COULD PUT THAT COST ESTIMATE INTO CONTEXT WHEN YOU'RE MAKING YOUR DECISION. THE FIRST SLIDE HERE IS A VIEW OF 609 WEST LYNN. AND AS YOU CAN SEE, IT IS DETERIORATED. IT WAS BUILT IN 1893. IT'S ON A 20,800 SQUARE FOOT LOT. THE BUILDING ITSELF IS 2800 SQUARE FEET. IT'S ZONED MF-4-NP. IT'S APPRAISED VALUE IS \$287,278, FOR WHICH THE LAND COMPRISES APPROXIMATELY 149,000, AND THE IMPROVEMENTS ACCOUNT FOR ABOUT 138,000. THE TAX EXEMPTION IF THIS WAS AN OWNER-OCCUPIED LANDMARK, WOULD BE \$3,984. IF IT WAS INCOME- PRODUCING IT WOULD BE 2004, AND THAT IS FOR ALL THE TAXING AUTHORITIES. THE HOUSE TO THE NORTH IS 611 WEST LYNN. IT IS ON A SLIGHTLY LARGER LOT, 28,200 SQUARE FEET. IT'S APPRAISED VALUE IN 2004 WAS 636 -- 736,739. THE INTERESTING THING HERE IS THE LAND VALUE BECAUSE THE LAND VALUE HERE IS \$457,000, WHEREAS IF WE GO BACK TO 609, IT'S 800 SQUARE FEET SHORTER AND THE LAND VALUE IS \$148,000. WHICH INDICATES THERE MAY BE A LOW VALUATION PLACED ON THIS LAND HERE. I DON'T KNOW THE REASON FOR WHY THERE IS SUCH A DISCREPANCY BETWEEN THE TWO LAND VALUES. THE HOUSE TO THE NORTH OF THERE IS 613 WEST LYNN. IT'S A SIGNIFICANTLY SMALLER HOUSE, 1920'S BUNK GA LOW, WHICH IS TYPICAL FOR THIS NEIGHBORHOOD. IT'S ON ABOUT APPROXIMATELY HALF OF THE LOT AT APPROXIMATELY HALF THE SIZE OF THE HOUSE. THE APPRAISED VALUE IS 334,320, BUT THE LAND VALUE IS \$175,000, AGAIN, GIVING CREDENCE TO THE IDEA THAT THE LAND VALUE FOR 609 WEST LYNN MAY BE ARTIFICIALLY LOW. 615 WEST LYNN IS THE NEXT HOUSE TO THE NORTH. IT'S ON THE SAME SIZE LOT. LOT VALUES ARE THE SAME AT 175,000. APPRAISED VALUE OF THIS HOUSE IS 342074. 617, SKIPPED THAT TOO FAST. 617 IS ANOTHER 20'S BUNGALOW. APPRAISED VALUE IS 395,022. AND IT'S ON A LOT APPROXIMATELY THE SAME SIZE. ALL OF THESE ARE ZONED MF-4-NP. 705 WEST LYNN IS THE NEXT HOUSE TO THE NORTH. ITS APPRAISED VALUE IS 293,908. IT'S ON A LIGHT SLIGHT LIT LARGER LOT, BUT THE HOUSE IS SMALLER.

> THIS IS THE LAST HOUSE ON THIS BLOCK, AND IT IS ALSO AN EARLY BUNGALOW. ITS APPRAISED VALUE IS 254,662. SO

THESE ARE THE HOUSES ON THE WEST SIDE OF WEST LYNN STREET, TO GIVE YOU AN IDEA OF WHAT THE CONTEXT OF THESE, OBVIOUSLY 609 AND 611 ARE THE LARGEST AND SOME OF THE OLDEST HOUSES ON THE STREET. THEY'RE ALSO -- 611 IS THE MOST EXPENSIVE. 609 HAS THE POTENTIAL TO HAVE THAT SAME VALUE.

Mayor Wynn: COUNCILMEMBER DUNKERLEY.

Dunkerley: I WAS JUST GOING TO ASK YOU SOMETHING. I DID GO OUT THERE AND LOOK AT IT AND I HAVE A GOOD IDEA WHY IT'S NOT VALUED AS HIGH AS THE OTHERS. DIRECTLY ADJACENT TO IT ON THE SOUTH SIDE THERE'S A LARGE APARTMENT COMPLEX.

YES, MA'AM.

Dunkerley: DIRECTLY ACROSS THE STREET IF IT THERE'S ANOTHER LARGE APARTMENT COMPLEX. THIS IS A REALLY SMALL LOT, SO EVEN IF YOU PUT, YOU KNOW, FIVE, SIX, SEVEN HUNDRED THOUSAND DOLLARS INTO THAT, YOU WOULD STILL HAVE NOT A VERY GOOD PRESENCE BECAUSE IT IS JUST A VERY, VERY SMALL LOT. BUT I THINK THE APARTMENTS -- AND THEY'RE NOT THE LUXURY APARTMENTS THAT ARE RIGHT BESIDE IT AND RIGHT ACROSS THE STREET I THINK CERTAINLY HAVE SOME IMPACT ON THE VALUE OF THAT PARTICULAR PROPERTY. THAT WAS MY IMPRESSION FROM GOING OUT THERE.

YES, MA'AM. I ALSO LOOKED, AS I SAID, HOUSES IN THE NEIGHBORHOOD TO GIVE YOU AN IDEA. THIS HOUSE IS AT 1500 WEST NINTH. IT WAS BUILT IN 1857. IT'S APPRAISED VALUE IS 562,538, SLIGHTLY CHARGER THAN THE HOUSE ON WEST LYNN, BUT APPROXIMATELY THE SAME SIZE LOT. THE HOUSE AT 702 HIGHLAND STREET IS APPROXIMATELY THE SAME SIZE BUILDING. LOT IS SLIGHTLY SMALLER. IT'S APPRAISED AT 398,150. THIS IS A HOUSE AT 1510 WEST 10th. IT IS ABOUT THE SAME SIZE BUILDING. THE LOT IS ABOUT HALF THE SIZE. IT'S APPRAISED AT 354,499. HERE IS A MULTI-FAMILY UNIT AT 608 608 BLANCO. IT IS APPRAISED AT 435,486. AND THEN HERE IS A HOUSE IN ALMOST SIMILAR CONDITION TO THE HOUSE AT 609 WEST LYNN, IT'S ALSO A MULTI-FAMILY UNIT AT THE CORNER OF EIGHTH AND BLANCO, AND IT IS

VALUED AT 252,500. THE LOT IS A LITTLE BIT SMALLER. THE HOUSE ITSELF IS ALSO ABOUT A LITTLE UNDER HALF THE SIZE. HERE IS A HOUSE AT 1112 WEST NINTH STREET, COMPARABLE AS FAR AS THE SIZE OF THE BUILDING, THE LOT IS A LITTLE BIT SMALLER. IT'S APPRAISED AT 576,833. AND THEN FINALLY HERE'S A HOUSE AT 705 OAKLAND, WHICH IS A DUPLEX. IT'S SIMILAR SIZE. THE BUILDING, THE LOT IS ABOUT A THIRD OF THE SIZE OF THAT LOT AT 609 WEST LYNN AND ITS APPRAISED VALUE IS 369,946. AS AN UPDATE, SINCE WE LAST MET, THE NEIGHBORHOOD HAS BEEN TALKING TO SEVERAL FOLKS AND HAVE COME ACROSS TWO PROSPECTIVE BUYERS FOR THIS PROPERTY, AND THEY'VE ALSO TALKED TO JOE PINELLI, WHO HAS DONE A LOT OF PRESERVATION WORK AND WOULD LIKE THE OPPORTUNITY TO GIVE AN ESTIMATE AS TO WHAT IT WOULD TAKE. HE DOES NOT, OF COURSE, FEEL COMFORTABLE TELLING ME OR THE COUNCIL ANYTHING WITHOUT THE OPPORTUNITY TO VISIT AND REALLY GO THROUGH THE SITE BECAUSE HE WOULD JUST BE STANDING IN THE STREET OTHERWISE AND GIVING AN OPINION. BUT I HOPE THAT ANSWERS ALL THE QUESTIONS THAT YOU ALL HAD FROM LAST TIME. IF YOU HAVE ANY ADDITIONAL, I'M AVAILABLE TO ANSWER ANYTHING. AND AS I SAID TO YOUR ENGINEERS WHO MADE THE STRUCTURAL REPORTS ARE HERE TO ANSWER ANY QUESTIONS THAT YOU MIGHT HAVE.

Mayor Wynn: THANK YOU FOR ALL THIS WORK. IT DOES HELP US. QUESTIONS OF STAFF, COUNCIL? OR OF ENGINEERS OR OWNERS OR NEIGHBORS?

I'M SOIR. I DID HAVE ONE OTHER THING. THERE IS A QUESTION AS TO THE OWNERSHIP. THE OWNERSHIP OF THE PROPERTY. MR. GOOD WIN HAS COME FORWARD AND SIGNED THE VALID PETITION, HOWEVER IT'S COME TO OUR ATTENTION THAT THE PROPERTY IS ACTUALLY OWNED BY BIG DOG DEVELOPMENT COMPANY. AND I THINK IT'S WORTH THE COUNCIL'S TIME TO FIND OUT MR. GOODWIN'S -- WE HAVEN'T BEEN ABLE TO VERIFY THAT IT'S A VALID PETITION, SO IT MIGHT BE WORTH THE COUNCIL'S TIME TO VERIFY THAT MR. GOOD WIN IS SMFK THE RECORD -- IS IN FACT THE RECORD OWNER OF THE PROPERTY BEFORE YOU MAKE A DECISION ON THIS.

HERE COMES MR. GURNSEY TO THE RESCUE.

WE HAVE CONVERSED WITH THE CITY ATTORNEY AND DETERMINED IT IS A VALID PETITION. MR. GOODWIN IS PART OF THE LIMITED PARTNERSHIP AND BASED ON THE DEED INFORMATION WE HAVE, IT APPEARS THAT HE IS A REPRESENTATIVE OF THAT LIMITED PARTNERSHIP. SO IF THE COUNCIL WERE TO GRANT HISTORIC ZONING, IT WOULD REQUIRE SIX AFFIRMATIVE VOTES TO OVERRIDE THE PROPOSED HISTORIC ZONING ON THIS PROPERTY. AND I UNDERSTAND THE ORDINANCE IS AVAILABLE AND READY ON THE DAIS FOR YOU TO TAKE THAT ACTION IF YOU SO DESIRE.

Mayor Wynn: THANK YOU, MR. GURNSEY. COUNCILMEMBER SLUSHER.

Slusher: THAT SEEMS UNUSUAL FOR ME THAT SOMEBODY WOULD BUY A HOUSE TO LIVE IN THROUGH A LIMITED PARTNERSHIP. MAYBE I'M JUST NOT FAMILIAR WITH CERTAIN PRACTICES. COULD SOMEBODY SPEAK TO THAT?

Mayor Wynn: WELCOME, MR. GOODWIN.

COUNCIL, MAYOR, I WOULD LOVE TO ADDRESS THAT. MY FORMER CAREER WAS AS A PROFESSIONAL ATHLETE. MY SALARY WAS PUBLISHED ON -- YOU CAN GO ON THE INTERNET AND LOOK AT MY SALARY FOR THE LAST 10 YEARS.

SLUSHER: YOU CAN DO THAT FOR US TOO.

AND IT'S A LITTLE SCARY WHEN EVERYONE KNOWS THAT.

Slusher: I HADN'T LOOKED IT UP.

I HAVE -- AT THE TIME THAT THE FORMER OWNER REPRESENTED ME, AT THE TIME THEY HAD SOME RENTERS LIVING IN THE BUILDING, I HAD A GREAT DEAL OF CONCERN ABOUT THE SAFETY. YOU HAVE TO PUT YOURSELVES IN MY SHOES. I HAD A STRUCTURAL REPORT SAYING THAT THE STRUCTURE WAS UNSAFE TO BE HABITATED. BECAUSE OF TENANT'S RIGHTS I COULD NOT

GET THE TENANTS TO LEAVE FOR 30 DAYS SO THERE'S A TRANSITION WHERE I HAD PEOPLE LIVING IN THE PROPERTY AND I HAD ENGINEERING REPORTS THAT SAID IT WAS UNSAFE AND COULD POTENTIALLY KILL THESE TENANTS. BASED ON MY ATTORNEY'S ADVICE, I OWN SOME RENTAL PROPERTY IN COLLEGE STATION THAT IT'S TWO DUPLEXES THAT I OWN THAT ARE IN THIS SAME PARTNERSHIP, AND RATHER THAN CREATING A NEW ONE FOR 30 DAYS, I ADDED THIS PARTICULAR PROPERTY INTO THAT LIMITED PARTNERSHIP TO PREVENT -- LIMIT -- INDEMNIFY ME TO SOME DEGREE. IF SOMEONE WERE INJURED OR KILLED ON THE PROPERTY, IT WOULDN'T AFFECT MY PERSONAL WEALTH. I HOPE THAT ANSWERS YOUR QUESTION.

Mayor Wynn: THANK YOU, MR. GOODWIN. FURTHER QUESTIONS, COMMENTS? MAYOR PRO TEM.

Goodman: THERE WERE A COUPLE OTHER THINGS I ASKED, TOO, WHICH I HAVE IN KIND OF AN E-MAIL ANSWER, AN UNOFFICIAL E-MAIL ANSWER. BUT STEVE, THE OTHER THING WE WERE GOING TO FIND OUT ABOUT IS WHETHER THERE WAS SOME KIND OF PROGRAM OR SOME KIND OF FOUNDATION THAT WE COULD APPLY TO THAT PUTS UP FUNDING FOR THIS KIND OF THING. YOU KNOW, A STRUCTURE THAT'S SO EXPENSIVE TO SAVE AND WON'T BE SAVED ANY OTHER WAY.

I DID DO SOME CHECKING ON THAT FOR YOU, MAYOR PRO TEM. THERE IS -- YOU HAVE TO BE THE OWNER OF THE PROPERTY TO BE ABLE TO APPLY FOR THAT, SO UNLESS THE CITY OWNED THE PROPERTY, WE WOULD NOT BE ABLE TO APPLY FOR A GRANT. THERE MAY BE SOME FUNDS AVAILABLE TO MR. GOODWIN IF HE WANTED TO APPLY FOR REHABILITATION THROUGH VARIOUS FOUNDATIONS.

Goodman: WELL, IT WAS MY UNDERSTANDING THAT A COUPLE OF PEOPLE FROM THE NEIGHBORHOOD HAD SAID THEY WERE INTERESTED. I DON'T KNOW AT WHAT PRICE.

I HAVE BEEN INFORMED THAT THERE ARE TWO PROSPECTIVE BUYERS WHO ARE INTERESTED IN REHABILITATING AND PURCHASING AND RESTORING THE PROPERTY, BUT I DON'T HAVE THE DETAILS OF THAT FOR

YOU.

Goodman: IS THAT SOMETHING MR. GOODWIN WOULD LIKE TO SPEAK TO?

I'M NOT SURE I UNDERSTAND. IF YOU COULD HELP ME UNDERSTAND WHAT EXACTLY YOU WANT ME TO -- ARE YOU ASKING IF I'VE SOUGHT FUNDS OR GRANTS?

GOODMAN: NO. I'M ASKING YOU IF ANYBODY FROM THE NEIGHBORHOOD HAS APPROACHED YOU ASKING YOU TO SELL TO THEM.

NO, MA'AM, NO. GOOD

Goodman: IS THERE SOMEONE FROM THE NEIGHBORHOOD WHO KNOWS ANYTHING ABOUT THAT?

I PERSONALLY HAVE BEEN IN CONTACT WITH ONE PERSON WHO SAID THAT THEY WOULD BE INTERESTED IN LOOKING INTO THE POSSIBILITY. AND IT'S ONLY BEEN A WEEK AGO.

GOODMAN: TIME IS OF THE ESSENCE. SO A WEEK IS A LONG TIME FOR THIS ONE.

AS I UNDERSTAND IT, THERE WERE SOME THINGS THEY WERE SORTING OUT AND WAITING TILL THOSE THINGS GOT SORTED OUT TO SEE IF THEY WOULD BE INTERESTED IN PROCEEDING. SO THAT'S AS MUCH AS I KNOW. ON THAT.

Goodman: THANKS.

Mayor Wynn: FURTHER COMMENTS? COUNCILMEMBER MCCRACKEN.

McCracken: I BELIEVE AT THE PLANNING COMMISSION, THERE WAS SOME SUGGESTION ABOUT THE WAY FOR POSSIBLE INTEREST, WHICH WOULD BE TO ALLOW A GREAT MORE DENSITY AND INTENSITY OF USE ON THE SITE IN EXCHANGE FOR THE STRUCTURE BEING SELF-PRESERVED SO THAT THERE WAS NOT A POINT OF NO RETURN PASS FOR HISTORIC DISTRICT, ALTHOUGH IT APPARENTLY WOULD REQUIRE MORE HEIGHT ON THE STRUCTURE -- ON THE SITE

TO MEET COMPATIBILITY STANDARDS. I WANT TO GET A SENSE FROM THE OWNER AND FROM THE NEIGHBORHOOD, WHAT SORT OF MIDDLE GROUND ABOUT PERHAPS MORE INTENSITY OF USE ON THAT SITE THAT COULD, FOR EXAMPLE, THE DEVELOPMENT OF TALLER CONDOMINIUMS, BUT ALSO PRESERVE THE STRUCTURE IF THERE'S SOME OPPORTUNITY LIKE THAT? [ONE MOMENT, PLEASE, FOR CHANGE IN CAPTIONERS]

WE'RE OPEN TO ALL OF THAT.

McCracken: WOULD -- YOU KNOW, LOOKING AT THIS -- WITH THIS -- THIS PROPOSAL OR ESTIMATE OF WHAT IT WOULD COST TO REHAB THIS HOUSE OF \$467,000, ALTHOUGH THAT WOULD CREATE A MORE VALUABLE, CLEARLY MORE VALUABLE HOME AS A RESPONSE, IT SOUNDS LIKE IT WOULD HAVE TO REQUIRE SOME SIGNIFICANTLY GREATER INTENSITY OF USE ON THE LOT IS MY GUESS TO -- TO CREATE THE INCOME STREAM TO PAY FOR THESE IMPROVEMENTS. I MEAN, IF YOU AND YOU -- DID YOU ALL TALK ABOUT THIS, SINCE APPARENTLY IT DID COME UP AT THE PLANNING COMMISSION?

WELL, ALL I CAN SAY IS THAT I'VE TALKED ABOUT IT WITH THE NEIGHBORS. YOU KNOW, AS SUCH WE'RE -- WE'RE OPEN TO ANYTHING, INCLUDING, YOU KNOW, PUTTING SOMETHING UP IN THE BACK TO PRODUCE REVENUE.

MR. GOODWIN, DO YOU HAVE ANY THOUGHTS IN THAT, I DON'T KNOW THE FEASIBILITY OF THIS APPROACH. COULD YOU GIVE US SOME THOUGHTS, TOO.

QURG THAT I HAVE NOT BEEN -- CONSIDERING THAT I HAVE NOT BEEN APPROACHED, I MEAN I HAVEN'T THOUGHT ABOUT THAT, TO BE HONEST WITH YOU I'M NOT REAL EXCITED ABOUT -- ABOUT YOU -- I HOPE YOU CAN UNDERSTAND THE POSITION THAT I'M IN, I HAVE NEVER BEEN RECEIVED VERY WELL BY THIS PARTICULAR GROUP SO IT WOULD BE VERY DIFFICULT FOR ME TO OPEN MYSELF UP TO THAT. LIKE I SAID, THEY HAVE NOT COME TO ME WITH ANY SUGGESTIONS, OBSERVATIONS, ANYTHING OF THAT NATURE TO THIS POINT. SO I GUESS -- I DON'T REALLY KNOW HOW

BEST I CAN ANSWER YOUR QUESTION.

McCracken: THE INFORMATION TONIGHT ABOUT THE POTENTIAL LOSS OF THE LOCAL HISTORIC DISTRICT, BUT IS THERE -- I'M TRYING TO THINK IF THERE'S SOME APPROACH THAT COULD PROBABLY WHAT I THINK IS A FAIRLY LEGITIMATE INTEREST TO THE NEIGHBORHOOD TO PROTECT THE CHARACTER OF THE NEIGHBORHOOD, BUT IS NOT JUST SO FINANCIALLY INFEASIBLE WHAT IS -- CAN YOU REMIND US WHAT YOUR PROPOSAL IS FOR THE SITE?

COUNCILMEMBER MCCRACKEN, YOUR -- I THINK NOW THE THIRD PERSON THAT'S ASKED ME THAT QUESTION. WHEN I ORIGINALLY APPROACHED THE OWNER, IT WAS SINGLE FAMILY. THAT WAS \$50,000. AS OF THIS MEETING THAT'S 60,000 PLUS DOLLARS AGO. SO I HAVE REALLY NOT LOOKED FORECAST INTO THE FUTURE MUCH BECAUSE AS MANY PROBLEMS AND THE TIME AND THE EFFORT THAT I HAVE SPENT, THE INVESTMENT THAT I HAVE MADE TO THIS POINT I'VE -- I'VE TRAINED ALL OF MY FOCUS ON -- NOT REALLY PUTTING THE CART BEFORE THE HORSE PER SE TO WORRY ABOUT WHAT I'M GOING TO DO NEXT UNTIL I CAN SOLVE THE PROBLEM AT HAND, WHICH IS HISTORY ROCK ZONING TRYING TO BE INFLICTED UPON ME OR SHOVED DOWN MY THROAT AGAINST MY WILL.

MR. SADAM HUSSEIN I HAVE A QUESTION FOR YOU. MR. SADOWSKY I HAVE A QUESTION FOR YOU. AS I RECALL, WHEN WE DID THE HISTORIC CODE PROVISIONS THAT YOU WOULD WHAT ARE THE RULES ABOUT ELIGIBILITY FOR EXEMPTIONS, TAX EXEMPTIONS IF YOU -- IF YOU HAVE TO DO A REDO OF A HOME AND MAKE IT IN THE -- I GUESS IN THE STANDARDS OF THE DISTRICT? WHAT ARE THE RULES THERE?

CONTRIBUTING BUILDINGS WITHIN A LOCAL HISTORIC DISTRICT WOULD BE ELIGIBLE FOR A TAX INCENTIVE BY THE CITY, NOT THE OTHER TAXING AUTHORITIES SO FAR, BUT IT WOULD REQUIRE A -- AN INVESTMENT OF 25% OF THE BUILDING'S PREIMPROVEMENT VALUE IN QUALIFIED REHABILITATION EXPENDITURES, I THINK IT WOULD HAPPEN VERY EASILY HERE, THEN THE VALUE OF THE BUILDING WOULD BE FROZEN AT THAT PREIMPROVEMENT VALUE.

PREREHABILITATION VALUE FOR 7 YEARS. THAT WOULD ONLY APPLY TO THE CITY TAXES. I THINK THIS THING IF IT'S NOT A TERRI DOWN, IT'S REALLY, REALLY, CLOSE, PROBABLY THE COST OF IMPROVING IT IS GOING TO BE A LOT HIGHER THAN REALLY LIKE LITERALLY RIP THE BOARDS OFF, REBUILT THE HOUSE THAT STUCK SOME OF THE OLD BOARDS ON THERE, BUILT IT EXACTLY THE SAME. BUT IF YOU DID REBUILD A HOUSE IN THE CHARACTER, A NEW HOUSE IN THE CHARACTER OF THE EXISTING ONE, WOULD THAT QUALIFY FIRST AS A CONTRIBUTING HOME AND SECONDLY FOR ANY KIND OF CREDITS?

NO, SIR, IT WOULDN'T. THIS IS A HISTORIC DISTRICT, A NEW HOUSE WOULD HAVE TO BE CONTRIBUTING -- A PROPERTY TO GET THIS INCENTIVE WOULD HAVE TO BE CONTRIBUTING WHICH MEANS THAT IT WOULD HAVE TO BE OVER 50 YEARS OLD. EVEN IF THE HOUSE WAS REBUILT IN A SIMILAR STYLE, IT'S A NEW HOUSE, WOULD NOT QUALIFY.

MY FINAL QUESTION IN THE SENSE OF WHAT THEY ARE LOOKING LIKE THE GROUNDS ARE COMPROMISED EARLIER, POTENTIAL ONE, ABOUT NOT LOSING THE ABILITY TO HAVE A HISTORIC DISTRICT. I REMEMBER IF THERE WAS SOME CONVERSION OF A -- LIKE AN APARTMENT TO A HOUSE IN THE STYLE OF THE DISTRICT -- THAT THAT WOULD KEEP THAT NEIGHBORHOOD WITHIN THE QUALIFICATIONS FOR THE HISTORIC DISTRICT. DID I REMEMBER THAT RIGHT.

TO AN EXTENT. LET ME BRING IT ONE STEP FORWARD. WHAT WE ARE SNERNTIZING IS NON-HISTORIC BUILDINGS, THE NON-CONTRIBUTING BUILDING WOULD HAVE TO MEET THE OTHER THRESHOLD, NOLD ENOUGH AND THE IDEA BEHIND THAT PROPOSAL WAS TO REMOVE UNSYMPATHETIC MODERN THINGS LIKE METAL WINDOWS, VINYL SIDING, THINGS LIKE THAT TO A HOUSE THAT WOULD OTHERWISE QUALIFY.

IT DIDN'T CONSIDER TAKING IT APART, TEARING IT DOWN, BUILDING A NEW HOME THAT MATCHED THE CHARACTER OF THE EXISTING NEIGHBORHOOD? DOES NOT SPEAK TO THAT?

NOT THE INCENTIVE. THE DESIGN STANDARDS STANDARDS WOULD DICTATE NEW CONSTRUCTION, STYLE, MAKING,

THINGS -- MASSING THINGS LIKE THAT, BUT IT COULD NOT QUALIFY FOR THE REHABILITATION INCENTIVE.

McCracken: YEAH. WHAT IF WE SAID OKAY, BUILD A NEW HOME THAT FITS IN THE CHARACTER OF THAT NEIGHBORHOOD, PERHAPS THE BECAUSE OF EXPENSE HE COULD EVEN BUILD CONDOS BEHIND IT AND THE MAIN RESIDENTIAL STRUCTURE WERE BUILT IN SUCH A STYLE THAT IT WOULD NOT PREVENT THE NEIGHBORHOOD IN THE FUTURE FROM HAVING A HISTORIC DISTRICT. WOULD THAT BE A POSSIBLE SCENARIO?

THAT IS A POSSIBLE SCENARIO. LIERK I SAID WHEN I WAS LOOKING AT THE POSSIBILITY OF A LOCAL HISTORIC DISTRICT, I WAS TAKING WEST LYNN STREET AS A DISTINCT AREAMENT AND THERE'S A POSSIBILITY THAT PERHAPS A LOCAL HISTORIC DISTRICT WOULDN'T GO ALL THE WAY FROM SIXTH STREET OR 9th STREET OR MAYBE IT WOULD GO FURTHER. BUT LOOKING AT THE AREA THAT WE HAVE GOT BETWEEN 6th AND 9th, WHICH IS A -- A POTENTIAL LOCAL HISTORIC DISTRICT, RETENTION OF THIS HOUSE WOULD BE CRUCIAL FOR THAT. THE LOCAL HISTORIC DISTRICT WOULD HAVE DESIGN STANDARDS FOR NEW CONSTRUCTION, SO -- SO ANYTHING THAT WOULD BE BUILT IN THAT LOCAL HISTORIC DISTRICT WOULD HAVE TO FOLLOW THOSE. INCLUDING THE CONDOMINIUMS AND THAT WOULD BE TO PRESERVE THE CHARACTER, BUT WE WOULD STILL BE LOSING ONE OF THE HOUSING THAT WOULD MAKE THE HISTORIC CHARACTER OF THE DISTRICT.

FURTHER QUESTIONS, COMMENTS, COUNCILMEMBER DUNKERLY?

Dunkerly: [INAUDIBLE - NO MIC]

Dunkerly: 1893 OR WHAT HAVE YOU, IT HAS A GOOD HISTORY. MY DETERMINATION IS THAT IT REALLY -- IS IT REALLY FEASIBLE TO REHAB IT. I WOULD LIKE TO ASK MR. GARCIA IF HE COULD COME FORWARD. I WAS JUST TAKING NOTES HERE, RIGHT NOW THE BASIC STRUCTURAL THINGS, \$487,000. PLUS THE 60,000 THIS GENTLEMAN HAS ALREADY SPENT IN THIS ZONING AND ENGINEERING STUDIES AND ALL OF THAT. THAT BRINGS IT UP TO 547. I JUST WONDERED IF

MR. GARCIA COULD RESPOND. THE 487 OF THE BASIC STUFF, CAN YOU TELL ME WHATEVER -- WHAT ELSE WOULD NEED TO BE DONE TO MAKE A NICE HOUSE THERE?

WELL, THAT PRICE ONLY ADDRESSES THE BUILDING AS A SHELL.

BUILDING OF THE SHELL?

YES.

IT DOES NOT ADDRESS FLOOR, TILE, CARPET, ANYTHING, NO CABINETS, NO COUNTER TOPS, NO UTILITIES, NOT GUILTY LIKE THAT. NOTHING LIKE THAT. JUST A SHE WILL OF A BUILDING. WE WERE TRYING TO BE.

HE WE ARE AT 547 NOW, INCLUDING -- THAT INCLUDES JUST A SHELL. IS THAT RIGHT? 440?

Dunkerly: THEY SPENT 60,000 GETTING TO THIS POINT. SO TO GO FROM THERE TO FINISHING IT OUT, PUTTING IN FLOORS AND CABINETS AND ALL OF THAT KIND OF STUFF THAT'S WHAT WAS INCLUDED IN YOUR ESTIMATE OF \$800,000, 750,000?

THAT WAS MR. DISHMAN'S HIS ASSESSMENT OF THE PRICE. WE ALL AGREED TO THE NUMBERS THAT HE HAD PUT TOGETHER. JUST TO THE POINT OF A SHELL OF A BUILDING.

THE SHELL, OKAY. BUT THERE -- WHAT WAS NOT PROVIDED WAS AN ALLOWANCE OF SOME KIND, FOR FLOORING, FOR CARPETING, FOR COUNTER TOPS, ET CETERA. SO WHICH -- WHICH COULD COME INTO A PRETTY GOOD AMOUNT OF MONEY.

SO YOU STILL HAVE A LOT OF MONEY TO GO.

QUITE A BIT OF MONEY TO GO.

OKAY.

WE WERE TRYING TO FIND A MIDDLE GROUND WHERE THEY

WOULDN'T BE TASTES INVOLVED IN THE COSTS.

Dunkerly: THIS IS JUST THE SHE WILL?

YES, MA'AM.

BEING ON. IS THERE A WAY WHEN YOU DID YOUR NUMBERS,
YOU WHICHED THAT ALLOWANCE FOR THE BUILDOUT.

WE TRIED TO PUT IT INTO A PLACE WHERE SOMEONE COULD
ACTUALLY UNLOCK THE DOOR AND WALK IN.

YOUR NUMBER WAS WHAT?

IT WAS 800 PLUS.

Dunkerly: 800 PLUS, PLUS THE 60 THAT HE'S ALREADY SPENT,
UP TO ALMOST \$900,000.

IT WOULD BE THE BETTER PART OF A MILLION.

OKAY. THAT'S FINE. THANK YOU.

GREAT.

Dunkerly: I HAVE ONE OTHER COMMENT THAT I JUST WANT
TO MAKE GENERALLY. THIS HOUSE HAS BEEN AROUND
SINCE 1893, THERE'S A HOUSE NEXT DOOR TO IT THAT
LOOKS LIKE IT'S BEEN AROUND JUST ABOUT THAT LONG.
AND I THINK IT'S -- I THINK SOMEWHERE ALONG THE LINE THE
CITY AND THE NEIGHBORHOOD, EVERYBODY CONCERNED
HAS SORT OF FALLEN DOWN SOMEWHERE ALONG THE LINE
THAT WE WAIT UNTIL WE GET TO THIS POINT WHERE IT'S
REALLY GOING TO SPEND A MILLION TO JUST MAKE IT
WHERE IT'S NICELY HABITABLE, WHAT HAPPENED IN
BETWEEN? AND MAYBE THAT'S THE BIGGER ISSUE HERE.
HOW CAN WE ENCOURAGE OUR HISTORIC OWNERS,
OWNERS OF HISTORIC BUILDINGS WHO WANT TO KEEP
THEM, KEEP THEM UP TO DATE TO PARTICIPATE IN SOME OF
OUR TAX INCENTIVES BECAUSE ON THIS PROPERTY, AT THE
TIME IT COULD HAVE COME ON A ROLL, IT WOULD HAVE HAD
100% ABATEMENT FOR THE STRUCTURE AND 50%
ABATEMENT FOR THE LAND, THAT ZOO COULD HAVE BEEN --

COULD HAVE BEEN PUT BACK INTO THIS BUILDING. I DON'T KNOW THE CIRCUMSTANCES. I'M NOT FUSSING AT ANY PARTICULAR OWNER. WHEN YOU DRIVE AROUND AUSTIN YOU DO SEE MANY OF THESE HOMES THAT ARE IN MUCH THE SAME CONDITION. WE GET ALL EXCITED WHEN SOMEBODY GIVES UP AND TRIES TO GET A DEMOLITION PERMIT. SO I THINK WHATEVER WE DO TONIGHT, WE NEED TO HAVE A MORE PROACTIVE WAY OF -- OF TRYING TO ADDRESS THESE AND MAYBE IT'S MEETING WITH THE OWNERS, TRYING TO EDUCATE THEM TO THE AVAILABILITY OF THE TAX INCENTIVE THAT'S WE HAVE OR WHATEVER IT IS SO THAT WE DON'T GET TO A STAGE WHERE WE REALLY HAVE A TRULY HISTORIC HOUSE THAT YOU HAVE TO WORRY ABOUT, WHETHER IT'S FEASIBLE TO FIX IT UP. THAT'S MY CONCERN. I WOULD LIKE TO -- TO MAYBE STEVE TO GET WITH US, FIGURE OUT HOW WE CAN -- BESIDES GIVING YOU SOME -- MAYBE IT INCLUDES GIVING YOU SOME MORE HELP. HOW CAN WE GO FORWARD AND TRY TO DO AN INVENTORY OF WHAT LOOKS LIKE A TRULY HISTORIC AREA IS THAT WHERE WE NEED TO BE PROACTIVE AND -- IN HELPING THE OWNERS KEEP THEM UP.

ACTUALLY, COUNCILMEMBER, THAT IS SOMETHING THAT -- THAT THE CITY IS ADDRESSING. THROUGH OUR CONTRACT WITH THE UNIVERSITY OF TEXAS, TO COME UP WITH THE NEW CITY HISTORIC PRESERVATION PLAN THAT'S GOING TO INCLUDE AN INVENTORY. AND HOPEFULLY ADDRESS THE PROBLEM OF HOW DO WE DEAL WITH DILAPIDATED BUILDINGS.

WILL THAT ADDRESS AT LEAST THE CURB JUDGMENT AS TO THE STATUS OF THE BUILDING, WHETHER IT'S IN DIRE NEED OF HELP OR PRETTY GOOD SHAPE OR WHATEVER, SO THAT WE'LL HAVE SOME IDEA WHERE TO FOCUS SHOULD THAT'S MY EXPECTATION, YES, MA'AM.

GREAT, THANK YOU.

Mayor Wynn: FURTHER COMMENTS, QUESTIONS?
COUNCILMEMBER THOMAS?

Thomas: I THINK COUNCILMEMBER DUNKERLY -- I THINK THAT I MADE IT CLEAR HOW I FELT. TO THE STAFF, WHILE U.T. IS

DOING ITS STUDY, I THINK WE NEED TO TAKE MORE TIME WITH THE NEIGHBORHOOD AND THE OWNER OF THE PROPERTY AND MAKE SURE THOSE TWO ENTITIES ARE COMMUNICATING. IN THIS CASE, IT'S OBVIOUS THAT THEY WASN'T COMIEN INDICATING. COMMUNICATING. I THINK THAT'S SOMETHING THAT WE MIGHT NEED TO TRY TO DO MORE. I'M NOT SAYING THAT YOU ARE NOT DOING IT. I THINK WE NEED TO PUT MORE EMPHASIS ON IT. IN THIS PARTICULAR CASE IT'S OBVIOUS THEY WASN'T TALKING TO EACH OTHER. WE HAVE BEEN HERE TWICE ON THIS CASE, ON TOP OF THAT, JUST THE COST OF IT, NOBODY HAS A PLAN TO IMPLEMENT TRYING TO HELP MAKE THIS A HISTORICAL CASE. THE OPENER HASN'T -- THENER HAS MADE IT -- THE OWNER MADE IT VERY CLEAR THAT HE DOESN'T WANT TO DO THAT AND THE RAPPORT THAT HE'S HAD WITH THE COMMUNITY HASN'T BEEN VERY HELPFUL. I UNDERSTAND NEIGHBORS WANTED TO MAKE THIS HISTORICAL, MAYBE AFTER THE STUDY OR IN THE PROCESS OF THE STUDY WE CAN FIND OUT WAYS THAT HAVING THIS COMMUNICATION MORE BETTER THAN WHAT WE HAD IN THIS PARTICULAR CASE. SO I'M READY TO VOTE ON THIS IF ANYBODY WILL MAKE A MOTION.

Mayor Wynn: FURTHER COMMENTS ON THIS ITEM, NUMBER 46. WE HAVE ALREADY CLOSED THE PUBLIC HEARING. THIS IS JUST OUR DISCUSSION NOW? I WILL ENTERTAIN A MOTION.

Thomas: I WILL MAKE A MOTION TO DENY THE HISTORICAL.

Mayor Wynn: MOTION MADE BY COUNCILMEMBER THOMAS TO DENY THE HISTORIC ZONING CASE 46.

Dunkerly: I SECOND.

Mayor Wynn: SECONDED BY COUNCILMEMBER DUNKERLY. FURTHER COMMENTS? COUNCILMEMBER ALVAREZ?

Alvarez: THANKS, MAYOR. I WANT TO THANK EVERYONE FOR ALL OF THE INFORMATION PROVIDED TO HELP US IN THIS PROCESS. I MEAN, I THINK IT'S -- I THINK IT'S AN EASY DECISION IF YOU LOOK AT THE HISTORIC MERITS, BUT OBVIOUSLY LOOKING AT THE CONDITION OF THE HOUSE

MAKES IT MORE DIFFICULT IN TERMS OF THE INVESTMENT THAT'S REQUIRED. BUT JUST GIVEN THE INFORMATION THAT MR. SADOWSKY PRESENTED ABOUT THE POTENTIAL FOR A LOCAL HISTORIC DISTRICT AND CONTRIBUTION THIS COULD MAKE TO THE LARGER HISTORIC DISTRICT, I'M GOING TO NOT SUPPORT THIS MOTION BECAUSE I THINK WE SHOULD TRY TO PRESERVE THIS STRUCTURE AS HISTORIC.

Slusher: I THINK THIS IS DIFFICULT. COUNCILMEMBER SAID SHE THINKS IS HISTORIC. I THINK THERE'S NO DOUBT ABOUT THAT. ON THE OTHER HAND MR. GARCIA WHO USUALLY OR STILL IS TRYING TO PRESERVE HISTORIC STRUCTURES HE SAID THAT THERE'S REALLY SERIOUS DIFFICULTY WITH PRESERVING THIS PROPERTY, ON THE OTHER HAND I HEARD MR. SADOWSKY SAY THAT THERE'S AT LEAST ONE PERSON THAT WOULD LIKE TO DISCUSS POSSIBLY REHABILITATION OF IT, IS THAT RIGHT, MR. PINELLIE? CAN YOU ADDRESS THAT? IT SEEMS TO ME A SHAME TO HAVE THIS TYPE OF A CASE. I THINK EVERYBODY WOULD LIKE TO SEE THE STRUCTURE STAY THERE. SO IF THERE'S ANY OPPORTUNITY LEFT TO MAKE THAT HAPPEN, IT'S ALSO FAIR TO MR. GOODWIN, THAT'S ALSO FAIR TO MR. GOODWIN, I THINK WE SHOULD EXPLORE IT. TELL ME A LITTLE BIT ABOUT WHAT MR. PINELLIE HAD TO SAY OR HOW YOU CAME INTO POSSESSION OF THIS INFORMATION.

COUNCILMEMBER, JOE PINELLIE IS THE OWNER OF A COVERINGS VACATION CONTRACTING FIRM. DOES A LOT OF WORK ON HISTORIC HOUSES IN UP TO. I BELIEVE HE WOULD -- HE'S ALSO THE PRESIDENT OF THE HERITAGE SOCIETY OF AUSTIN AND HE WOULD LIKE THE OPPORTUNITY TO GIVE AN ESTIMATE AS TO THE REHABILITATION COSTS, PERHAPS GIVE A SECOND OPINION AS TO WHAT IT WOULD TAKE TO REHABILITATE THIS HOUSE BECAUSE THE INFORMATION THAT WE HAVE RIGHT NOW, YOU KNOW, SET OUT 872,000.

Slusher: WOULD HE BE INTERESTED -- IS HE JUST WANTING TO GIVE AN OPINION ON IT OR IS HE INTERESTED IN TRYING TO PRECURE THE FUNDS TO MAYBE TAKE IT OFF MR. GOODWIN'S HANDS AND MAKE THAT HAPPEN?

MY UNDERSTANDING IS THAT HIS MAIN CONCERN, HE WANTS TO GIVE AN ESTIMATE BUT THERE ARE ALSO ONE OR TWO

PROSPECTIVE PURCHASERS FOR THE PROPERTY.

Slusher: THAT HE'S AWARE OF.

THAT HE'S AWARE OF AND THAT THE NEIGHBOR IS AWARE OF. I WAS IN CONTACT WITH ONLY ONE OF THEM CALLED ME TODAY AT THE OFFICE.

Slusher: IT JUST SEEMS LIKE TO ME A SHAME -- WE COULD TAKE -- WE DON'T HAVE A MEETING NEXT WEEK, TWO MORE WEEKS, AND FIND OUT IF THAT'S A -- A POSSIBILITY. THEN WE ARE GOING TO HAVE TO MOVE AFTER THAT. BUT I WOULDN'T BE OPEN TO, YOU KNOW, JUST ANOTHER SET OF WELL NOW THIS PERSON IS INTERESTED OR SOMETHING, THIS SEEMS LIKE A PRETTY REPUTABLE --

HOW DID DOING SOMETHING LIKE --

COUNCILMEMBER SLUSHER IF I COULD SAY SOMETHING.

Mayor Wynn: MS. CROCKER IF SOMEBODY ASKS YOU A QUESTION YOU CAN.

ALL RIGHT.

I WOULD LIKE TO HEAR. I HAVE TAKEN MR. PINELLIE OVER TO ANOTHER HOUSE DOWN THE STREET THAT WE ARE ALSO LOOKING AT THAT HAS A NUMBER OF PROBLEMS. AND I ALSO SHOWN HIM THE STRUCTURAL REPORT ON THIS ONE IN PARTICULAR. AND I DON'T KNOW WHAT MR. SADOWSKY TOLD HIM OR WHAT METHOD HE WAS APPROACHED IN, BUT WHEN I DISCUSSED THE HOUSE WITH HIM SEVERAL MONTHS AGO THAT WASN'T THE FEEDBACK THAT I GOT FROM HIM AT ALL. I SAID WHEN I DISCUSSED THIS HOUSE WITH HIM SEVERAL MONTHS AGO, THAT WAS NOT THE FEEDBACK THAT I GOT FROM HIM AT ALL. I KNOW JOE, I WORK WITH HIM ALL THE TIME. I JUST GOT THROUGH WORKING ON A VERY LARGE HOUSE RESTORED IN THIS NEIGHBORHOOD NOT VERY FAR FROM HERE. SO I INTERACT WITH HIM ON A FAIRLY REGULAR BASIS. I HAVE DISCUSSED THIS CASE AND MY -- ANOTHER HOUSE OVER ON ENFIELD. I'M REALLY SURPRISED BECAUSE THAT'S NOT THE IMPRESSION THAT I GOT BACK FROM HIM AT ALL SEVERAL MONTHS AGO. SO,

YOU KNOW, I CERTAINLY TAKE THAT, YOU KNOW, TALK TO MR. PINELLIE ABOUT IT AGAIN BUT THAT'S SOMETHING THAT I ALREADY DISCUSSED WITH HIM SEVERAL MONTHS AGO. THANK YOU.

Slusher: MR. SADOWSKY, DO YOU WANT TO RESPOND TO THAT?

I TALKED TO MR. PINELLIE THIS AFTERNOON, HE CALLED ME. I DID NOT MAKE THE CONTACT WITH HIM. HE CALLED ME. HE WAS INTERESTED IN LOOKING AT THE HOUSE IN THE INTEREST OF GIVING HIS OPINION AS TO THE COST FOR A PRESERVATION OF IT.

Dunkerly: MAYOR, I HAVE A SUGGESTION PERHAPS. WE VOTE ON THIS AND VOTE IT NOT HISTORIC, IF THE OWNER AGREES NOT TO PULL THE DEMOLITION PERMIT OR WHATEVER FOR SAY TWO WEEKS, ANY VALID OFFER THAT WOULD COME IN DURING THAT TIME -- RIGHT NOW THIS HAS BEEN GOING ON FOR MONTHS, NOBODY HAS STEPPED FORWARD. AND MADE ANY KIND OF OFFER TO ANYBODY. THESE JUST LIKE THE PEOPLE SAID IN THE AUDIENCE, IT MAY BE SOMEBODY THAT MAY BE THINKING ABOUT IT, BUT THEY'VE HAD MONTHS TO COME FORWARD WITH A VALID OFFER TO BUY AND RESTORE THIS HOUSE. UNLESS THEY CAN COME FORWARD WITH SOMETHING TODAY OR, YOU KNOW, RELATIVELY SOON, I DON'T SEE ANY REASON TO JUST CONTINUE HOLDING IT UP.

Slusher: MAYOR, I THINK THAT WE ARE GOING TO ASK THE OWNER TO WAIT TWO WEEKS, THEN WE OUGHT TO JUST POSTPONE IT FOR TWO WEEKS AND ACT THEN. THAT MAKES MORE SENSE TO ME. SO I WOULD -- I WOULD MAKE A SUBSTITUTE MOTION TO THAT EFFECT AND I WOULD -- LIKE I SAID, I'M NOT TRYING TO MAKE THIS GO ON ENDLESSLY. AND, YOU KNOW, THERE'S SOMETIMES PEOPLE JUST WILL COME UP WITH DIFFERENT REASONS TO PUT THINGS OFF. WE ARE AWARE THAT THAT HAPPENS SOMETIMES. I THINK IT'S WORTH THAT WAIT TO SEE IF THIS IS A REAL POSSIBILITY. SO I'M GOING TO MAKE A MOTION TO THAT EFFECT. WE HAVE CONFLICTING TESTIMONY OR CONFLICTING INTERPRETATIONS ON WHAT MR. PINELLIE THINKS ABOUT IT. SEEMS A SHAME TO ME TO KNOCK DOWN

THAT HOUSE BEFORE WE KNOW THE INFORMATION. TWO WEEKS WE OUGHT TO CONSIDER THAT WE HAVE ALL OF THE INFORMATION. IT HAS BEEN GOING ON FOR A WHILE, BUT SOMETIMES WE KNOW A LOT OF TIMES THINGS DON'T REALLY GET GOING AS FAR AS CITY THINGS UNTIL IT HITS THE COUNCIL AGENDA, THEN A LOT CAN HAPPEN REAL FAST. SO I WOULD MAKE A MOTION TO THAT EFFECT.

Mayor Wynn: SUBSTITUTE MOTION MADE BY COUNCILMEMBER SLUSHER TO POSTPONE ACTION ON THIS CASE TO MARCH 3rd, 2005.

SECOND.

Mayor Wynn: SECONDED BY COUNCILMEMBER MCCRACKEN. FURTHER COMMENTS ON THE SUBSTITUTE MOTION? COUNCILMEMBER MCCRACKEN?

McCracken: I'M -- THERE -- THERE IS A HUGE COST TO REHABILITATE THIS, IT DOESN'T SOUND PRACTICAL. CONSIDERING WHAT WE ARE GIVING UP, I THINK THAT IT IS DEFINITELY THE COMMUNITY'S BEST INTEREST THAT WE GIVE THIS TWO MORE WEEKS CONSIDERING HOW MUCH VALUE OUR HISTORIC NEIGHBORHOODS GIVE TO THE CHARACTER OF OUR COMMUNITY. I THINK THAT IT WOULD SERVE THE PUBLIC INTEREST.

Dunkerly: IF I COULD ASK ONE THING. I'M REALLY NOT -- I'M REALLY NOT SO INTERESTED IN GETTING ANOTHER OPINION AS TO WHAT IT'S GOING TO COST TO REHAB IT. THEN WE WILL HAVE THREE DIFFERENT OPINIONS. WHAT I'M REALLY INTERESTED IN, IS AN OFFER TO PURCHASE IT. A VALID OFFER TO PURCHASE AND --

Slusher: I AGREE. THAT'S WHY I ASKED MR. SADOWSKY WAS THIS -- WAS THIS JUST AN OFFER BY MR. PINELLIE TO GIVE US ANOTHER BID OR NOT BID BUT ESTIMATE OR WAS IT, DID HE HAVE SOME POTENTIAL BUYERS. EVIDENTLY, ACCORDING TO MR. SADOWSKY, THAT THAT IS A POSSIBILITY. OTHERWISE I WOULDN'T THINK IT WOULD BE WORTH THE WAIT.

Dunkerly: YEAH. LIKE I SAID IT'S -- WE COULD HAVE 10

DIFFERENT ESTIMATES BEFORE LONG, BUT WHAT WE ARE REALLY LOOKING FOR IS SOMEBODY WANTING TO SELL IT IS TO MAKE AN ATTRACTIVE OFFER TO THE OWNER AND THEN HE HAS THE RIGHT TO CONSIDER WHETHER HE WANTS TO TAKE IT OR NOT.

Slusher: I WOULD ALSO SAY DURING THIS TIME IT SHOULD BE EXPLORED WHAT COUNCILMEMBER MCCRACKEN WAS TALKING ABOUT EARLIER, THE POSSIBILITY OF GETTING MORE DENSITY ON THERE TO BRING IN MORE INCOME FROM THE PROPERTY.

Mayor Wynn: SUBSTITUTE MOTION AND A SECOND ON THE TABLE TO POSTPONE ACTION ON THIS CASE TO TWO WEEKS, MARCH THE 3rd. I JUST WANT TO POINT OUT OF COURSE ANY -- TRYING TO FIND AN OFFER, THE OFFERS HAVE TO BE OBVIOUSLY ACCEPTABLE TO MR. GOODWIN. HE HAS A LOT OF EXPENSE IN THIS ALREADY. MAYOR PRO TEM?

Goodman: AND IF WE JUST REMIND OURSELVES THAT IN TWO WEEKS, THAT'S IT. WE HAVE TO DECIDE. ONE WAY OR THE OTHER AND IF THE OPTIONS ARE FINITE, WE HAVE TO CHOOSE ONE.

Thomas: LET ME SAY THIS, BECAUSE I'M GOING TO VOTE AGAINST IT ANYWAY. WE ARE VERY SENSITIVE TO THE NEIGHBORS AND I AM, □ TOO. BUT WE ALSO, I WISH THAT WE REALLY THINK ABOUT OWNERS. THAT ARE REALLY IN THE PROCESS THAT OWN THE PROPERTY. I WOULD HOPE AFTER THIS CASE THAT WE REALIZE THAT IT'S MORE THAN JUST I KNOW WHAT THE COMMUNITY WANTS, BUT ALSO THE COMMUNITY HAS TO BE VERY SENSITIVE TO WHAT THE OWNER IS TRYING TO DO. AND I'M NOT GETTING THAT HERE TONIGHT. THE THING IS THAT ALL OF THESE TIMES THAT SOMEBODY ELSE COULD HAVE BEEN BROUGHT UP IDEAS OF PURCHASING IT OR WHATEVER, THIS IS -- THIS IS MORE TIME DELAYED THAT PUTS HARDSHIP ON THE OWNER AS OPPOSED TO THE NEIGHBOR. ALWAYS PUT OURSELVES IN THE SAME SITUATION THAT YOU ARE PUTTING THE OWNER IN. THAT'S THE THING THAT I ASK THE NEIGHBORS TO DO AND I HAVEN'T SEEN THAT TONIGHT. THAT'S WHAT I HAVEN'T SEEN IN A LOT OF CASES THAT I VOTED AGAINST. SENSITIVITY ON THE NEIGHBORS SIDE AS OPPOSED TO THE

NEIGHBORHOOD. I RESPECT THAT, BUT WE HAVE TO LEARN TO DO THAT. IF THAT WOULD HAVE COME FORTH TONIGHT AFTER WE HAD ALREADY DELAYED THIS THE OTHER DAY, I WOULD HAVE BEEN MORE SENSITIVE TRYING TO SEE WHAT THE NEIGHBORS WANT. THANK YOU.

Mayor Wynn: THANK YOU, COUNCILMEMBER. FURTHER COMMENTS ON THE SUBSTITUTE MOTION? HEARING NONE, ALL THOSE IN FAVOR PLEASE SAY AYE.

AYE.

Wynn: OPPOSED?

NO,.

NO.

Mayor Wynn: MOTION PASSES ON A VOTE OF 6-1 WITH COUNCILMEMBER THOMAS VOTING NO. COUNCIL, WITH THAT THAT GETS US WELL PAST OUR BREAK FOR 5:30 BREAK FOR LIVE MUSIC AND PROCLAMATIONS. SO WE ARE NOW IN RECESS TO LIVE MUSIC AND PROCLAMATIONS.

McCracken: OKAY, THIS IS OUR LIVE MUSIC OPERATION, THESE ARE GUYS THAT I HAVE WANTED TO MEET FOR ABOUT A YEAR NOW, WHEN YOU RUN FOR OFFICE YOUR NAME GETS OUT THERE ON THE SIGNS AND STUFF AND SO I TALKED TO SOMEONE A WHILE AGO, SAID OH, YEAH, A FRIEND OF MINE SHE VISITED ME DURING YOUR ELECTION, SHE WENT BACK TO SAN FRANCISCO AND SHE NAMED HER CAT BREWSTER MCCRACKEN, I THOUGHT THAT'S COOL RIGHT. THEN THIS IS MY FRIENDS CHRIS AND KERRY, NEW YEAR'S EVE, THEY SAID HEY THERE'S A BAND CALLED BREWSTER MCCRACKEN, WHAT DO YOU THINK ABOUT THIS BAND NAMED BRUS STEER McKRACKEN I SAID MAN I WISH THEM EVERY SUCCESS IN THE WORLD. I WILL TELL YOU A LITTLE BIT ABOUT BREWSTER McKRACKEN. THEY SPELL IT DIFFERENTLY THAN I DO. THEY HAVE A SOUND THAT FUSES TRADITION ROOTS ROCK WITH TRADITIONAL TEXAS COUNTRY. GRITTY SOUND THAT'S ALL THEIR OWN. PLEASE JOIN ME IN WELCOMING A GREAT WELL-NAMED BAND. BREWSTER McKRACKEN. [(music) MUSIC PLAYING

(music)(music)] [(music) SINGING (music)(music)] [(music)
SINGING (music)(music)] [APPLAUSE]

THANK YOU.

THAT'S REALLY GOOD SOUND. COULD YOU GUYS
INTRODUCE YOURSELVES AND TELL US ABOUT WHERE YOU
ARE PLAYING, HOW WE CAN HEAR YOU? IF YOU HAVE CD'S
OUT, WEBSITES, ALL OF THAT KIND OF IMPORTANT STUFF.

[INAUDIBLE - NO MIC]

McCracken: HAVE YOU ALL CUT A CD OR ANYTHING LIKE
THAT.

[INAUDIBLE - NO MIC]

I THINK HE WE WANTED TO HEAR MORE, IT WAS GOOD. THAT
WOULD BE BREWSTER McCRACKEN.COM. YOU CAN FIND
WHERE YOU ALL ARE PLAYING, STARTING TONIGHT, WE
HAVE A OPERATION NOW. IT'S BE IT KNOWN WHEREAS THE
LOCAL MUSIC COMMUNITY MAKES MANY CONTRIBUTIONS
TOWARD THE DEVELOPMENT OF AUSTIN'S SOCIAL,
ECONOMIC AND CULTURAL DIVERSITY, WHEREAS THE
DEDICATED EFFORT OF ART ZEST TIS FURTHER AUSTIN'S
STATUS OF THE LIVE MUSIC CAPITOL OF THE WORLD.
FEBRUARY 17, TWIEWF IS BREWSTER McCRACKEN DAY IN
AUSTIN, TEXAS. THANKS FOR COMING TONIGHT.

THANKS A LOT, MAN. THANKS A LOT.

McCracken: WHILE THE MAYOR IS EATING, I WILL DO THE
VOLUNTEER OF THE MONTH -- THIS IS OUR TIME TO EAT
DINNER, WE WILL RUN AND DO THAT. SO ANNE STAFFORD, IF
YOU COULD COME AND BRING OUR -- OUR OUTSTANDING
VOLUNTEERS OF THE MONTH.

FIRST VOLUNTEER OF THE MONTH IS JOHN TRABER, WE HAD
ANNE STAFFORD WITH A.M.D. ALSO THE LEAD
SPOKESPERSON FOR THE UNITED WAY FOR THE
VOLUNTEER OF THE MONTH PROGRAM, IF YOU COULD TELL
US A LITTLE BIT ABOUT JOHN AND ABOUT THE VOLUNTEER

OF THE MONTH PROGRAM.

BE GLAD TO, THANK YOU, BREWSTER. JOHN TRABER IS A VOLUNTEER WITH ARC OF CAPITAL AREA. AND HE'S JOINED UP HERE WITH BY SUSAN EASON EXECUTIVE DIRECTOR OF THAT FINE ORGANIZATION. JOHN BRINGS SOMETHING VERY SPECIAL TO THE ARC THAT PROBABLY NO OTHER VOLUNTEER COULD OFFER. THAT IS PROFESSIONAL SERVICES AS A FRAMER. THE ARC HAS A WONDERFUL BUILDING BRIDGES ART SHOW EVERY FALL. JOHN PROVIDES PROFESSIONAL FRAMING THROUGH HIS COMPANY FINE ARTS SERVICES ON -- TO MAKE SURE THAT THE ART WORK, ALL OF WHICH IS CREATED BY CLIENTS OF THE AGENCY, IS DISPLAYED BEAUTIFULLY, PROFESSIONALLY, RECEIVES THE ATTENTION, THE PROFESSIONAL ATTENTION IT DESERVES. JOHN COMES TO THIS AS A FAMILY TRADITION. HIS FATHER WAS PRESIDENT OF THE ARC OF SOUTHERN CALIFORNIA. NOW OWNS A COMPANY THAT PROVIDES ADAPTIVE EQUIPMENT FOR PEOPLE WITH DISABILITIES. SO IT'S A FAMILY TRADITION IN JOHN'S FAMILY. HE'S ALSO JOINED TODAY BY HIS WIFE JENNY BRANCH AND ASK THAT WE RECOGNIZE TOM WATTS, FROM HIS ORGANIZATION WHO LENDS A HAND ON THIS EVERY YEAR. IN ADDITION TO RECOGNIZING JOHN TODAY, WE WANTED TO LET YOU KNOW THAT WE ARE SENDING A CHECK TO THE ARC TO HONOR JOHN'S VOLUNTEER SERVICES, THIS IS SOMETHING THAT WE HAVE ADDED TO THE VOLUNTEER OF THE MONTH PROGRAM. A.M.D. IS SPONSORING THE FINANCING BEHIND IT. AND UNITED WAY WILL BE PUTTING A CHECK IN THE MAIL, CHECKS IN THE MAIL SUSAN. [LAUGHTER]

McCracken: JOHN, IF YOU COULD TELL US ABOUT WHAT YOU DO, HOW YOU CAME TO DO. THEN WE'LL HAVE SUZANNE COME UP AND TELL US HOW YOU CAN VOLUNTEER FOR THE ARC AND ALSO ABOUT THEIR MISSION.

WELL, IT ALL STARTED WITH A FRIEND OF MINE BACK IN THE 80s WHO CAME TO MY SHOP ONE DAY AND ASKED ME, TOLD ME HE WAS WORKING WITH THE ARC AND I SAID WELL I WOULD LIKE TO DO SOMETHING TO HELP YOU OUT. THAT WAS THREE YEARS AGO. NEXT THING THAT I KNOW TODD SHOWS UP WITH AN ARM LOAD OF ART WORK, I'M FRAMING IT FOR THE SHOW THINGS JUST DEVELOPED OVER THE

YEARS TO WHERE I WAS FELT LIKE I COULD DO MORE AND MORE AND MORE FOR THE ARC. BUT -- BUT I WOULD SAY THAT -- THAT SINCE I OPENED UP MY SHOP ABOUT 15 YEARS AGO, I DONATED A LOT OF DIFFERENT THINGS TO CHARITIES, FUND RAISERS, I'VE BEEN GOING FROM TIME TO TIME, I'M ALWAYS PLEASED TO SEE THE SUPPORT THE COMMUNITY GIVES TO THESE WORTHY CAUSES, I JUST HOPE AND PRAY THAT AUSTIN KEEPS UP THAT GOOD WORK. THANK YOU SO MUCH.

THANK YOU. [APPLAUSE]

McCracken: SOMEONE I JUST LOVE TO DEATH, ONE OF OUR BIGGEST HEARTED AUSTINITES IN THIS GREAT CITY, SUSAN EASON TO TELL US ABOUT THE GREAT WORK THAT SHE AND EVERYBODY AT THE ARC DOES FOR AUSTIN.

THANK YOU. THE REASON HE SAID THAT IS BECAUSE THIS IS ONE OF OUR BEST VOLUNTEERS. EVEN COUNCILMEMBER MCCRACKEN VOLUNTEERS AT THE ARC. HE'S HAIFERD I'M GOING TO CALL HIM AGAIN. ACTUALLY HE AND KAREN CAME AND WORKED AT OUR FAMILY PANTRY DURING THE DAY OF CARING LAST YEAR. IF YOU ARE INTERESTED IN HELPING VOLUME VOLUNTEER OR HELPING CALL 476-7044 AND ASK FOR ANYONE ON OUR STAFF. WE SERVE PEOPLE WITH MENTAL RETARDATION AND DEVELOPMENTAL DISABILITIES, VOLUNTEERS ARE THE HEART OF WHAT WE DO. WE COULD NOT RUN OUR AGENCY WITHOUT VOLUNTEERS, THANK YOU VERY MUCH. THANK YOU, BREWSTER.

CERTIFICATE OF CONGRATULATIONS FOR HAVING BEEN SELECTED BY THE UNITED WAY CAPITAL AREA AS THE JANUARY 2005 VOLUNTEER OF THE MONTH, JOHN TRABER IS DESERVING OF PUBLIC ACCLAIM AND RECOGNITION, JOHN IS A PROFESSIONAL PICTURE FRAMER IN HIS OWN SHOP BY THE WAY WHERE IS THE SHOP?

SOUTH LAMAR, SOUTH OF BARTON SPRINGS ROAD ABOUT A QUARTER OF A MILE.

WHAT'S THE NAME OF THE SHOC.

FINE ART SERVICES.

SO FINE ART SERVICES ON SOUTH LAMAR. THAT'S A GOOD
LOCALLY OWNED BUSINESS THAT YOU CAN GO VISIT.
RESUME THE PROCLAMATION NOW. USES HIS TALENT TO
SUPPORT MANY FUND RAISERS FOR WORTHY
ORGANIZATIONS WHEN ASKED TO DO SO. THANKS TO
HAVING GROWN UP WITH A BROTHER WITH DOWN
SYNDROME AND A FATHER WHO WAS PAST PRESIDENT OF
ARC OF SOUTHERN CALIFORNIA, JOHN WAS DRAWN TO
COMMIT HIS TALENTS TO THE LOCAL ART CHAPTER. HE HAS
USED HIS ABILITIES AND RESOURCES TO HELP RAISE FUNDS
FOR ARC OF THE CAPITAL AREA AND ENJOYED HELPING TO
BRIT BEST OUT IN PEOPLE. WE ARE PLEASED TO RECOGNIZE
HIM WITH THIS CERTIFICATE 17th FEBRUARY 2005 THE CITY
COUNCIL AUSTIN CENTRAL TEXAS WELL WYNN MAYOR,
JOHN, THANK YOU VERY MUCH. [APPLAUSE] ANOTHER
GREAT AUSTIN NEXT, PENNY PETRICH, COME ON UP. ANNE
IS GOING TO BRAG ON PENNY, ALSO.

WELL, AS A FORMER COOKIE MOM AND THE DAUGHTER OF A
FORMER COOKIE MOM, I CAN TELL YOU THAT PENNY
PETRICH'S SERVICE TO THE GIRL SCOUTS LONE STAR
CHAPTER IS PHENOMENAL. SHE'S BEEN VOLUNTEERING
WITH GIRL SCOUTS FOR CLOSE TO 15 YEARS. IN CASE YOU
DIDN'T KNOW IT THIS IS COOKIE TIME. SHE NOW SERVES AS
THE UNIT DIRECTOR, SERVICE UNIT DIRECTOR FOR THE
WALNUT CREEK SERVICE UNIT. THIS MEANS SHE WORKS
WITH 324 REGISTERED GIRL SCOUTS BOTH GIRLS AND
ADULTS. SHE NOT ONLY SEARCHES AS UNIT DIRECTORS,
SHE IS ALSO A TRAINER, AMERICAN RED CROSS, CPR, BASIC
LEADERSHIP, OUTDOOR SKILLS TRAINING, THE ONE TO TALK
TO WHEN YOU ARE READY TO GO CAMPING. SHE PRESENTLY
HOLDS THE AMERICAN RED CROSS CERTIFICATIONS IN ALL
OF THESE AREAS, ALSO A PROFESSIONAL RESCUER AND
LIFE GUARDING EXPERT. EYE I'M JUST BLOWN AWAY, WE
HAVE A NEW PUSH CARD, HERE'S SOMETHING THAT YOU
WILL NEVER SAY ON YOUR DEFINITE BED, I WISH I WATCHED
MORE TV. I THINK PENNY EMBODIES THAT. I REALLY DO. ON
BEHALF OF ALL GIRL SCOUTS, PAST, PRESENT FUTURE, WE
ARE HUMBLE AND WE THANK YOU FOR YOUR SERVICE. [
APPLAUSE]

McCracken: PENNY, WE ARE FEELING VERY INADEQUATE IN THIS ROOM RIGHT NOW. BUT IF YOU COULD TELL US ABOUT YOURSELF HOW YOU CAME TO BE INVOLVED WITH THE GIRL SCOUTS, HOW OTHERS CAN BECOME INVOLVED, TOO.

WELL, IT KIND OF STARTS WITH HAVING A HEART TO VOLUNTEER AND WE'RE TRYING TO TEACH THE GIRLS HOW TO BE A PART OF THE COMMUNITY AND UNDERSTAND THAT THEY ARE GOING TO GROW UP TO BE A VERY PRODUCTIVE PART OF MAKING SURE OUR COMMUNITY IS SUCCESSFUL IN EVERY AREA. SO I LIKE VOLUNTEERISM BECAUSE IT GIVES YOU A CHANCE TO BE A PART OF THE WORLD AND THE COMMUNITY THAT YOU LIVE IN. AND IN GIRL SCOUTS, WE LIVE IN A WONDERFUL AREA WHERE THEY REALLY EMBRACE THAT CONCEPT. OF LETTING THE CHILDREN WALK IN THE STEPS OF DIFFERENT CAREERS AND TRY DIFFERENT THINGS OUT. AND IN DOING THAT, THE GIRL GET EXCITED AND IT MAY DEPEND ON WHAT DIRECTION THEY TAKE WHEN THEY GROW UP. SO I'M REALLY INTO GROWING GIRLS AND GROWING PEOPLE INTO BEING PRODUCTIVE CITIZENS OF OUR FUTURE AND RIGHT NOW IN THE PRESENT. IT'S A LOT OF FUN TO DO. YOU REALLY GET SOMETHING OUT OF IT. SO ... IF YOU WANT TO BE IN GIRL SCOUTS, YOU CAN CALL 453-7391. THAT'S THE LOCAL GIRL SCOUT COUNCIL.
www.girlscouts-lonestar.org.

RECENTLY BECOMING A GIRL SCOUT VOLUNTEER IS HERE, HER DAUGHTER WHO IS DOWN THERE WITH A CAMERA. HER MOM -- COME ON. HER MOM WHO OBVIOUSLY INSTILLED A SENSE OF COMMUNITY AND GIVING BACK, PENNY AND HER HUSBAND, KELLY NEW COME WHO I'M CERTAIN SUPPORTS BENNY IN ALL OF HER ENDEAVORS, ADAM MOORE FROM GIRL SCOUTS OUR EXECUTIVE DIRECTOR.

IF YOU COULD REAL QUICKLY TELL US MORE ABOUT WHAT -- WHAT THE OPPORTUNITIES ARE TO VOLUNTEER FOR GIRL SCOUTS HERE IN AUSTIN?

WELL, IN THE CENTRAL TEXAS AREA, 18 COUNTIES, GIRL SCOUTS LONE STAR COUNCIL SERVES OVER 15,000 GIRLS. AND KINDERGARTEN THROUGH SENIOR IN HIGH SCHOOL. WE OFFER ACTIVITIES FOR GIRLS TO LEARN SKILLS AND TECHNOLOGY, OUT OF DOORS SPORTS, SCIENCE, AND JUST

A WHOLE -- A WHOLE RANGE OF DIFFERENT SKILL LEVELS AND WE WOULD HOPE THAT -- THAT IF YOU HAVE GIRLS OR IF YOU KNOW GIRLS, THAT YOU WOULD ENCOURAGE THEM TO GET INVOLVED. WE TRY TO REALLY REACH OUT AND SERVE GIRLS WHERE THEY ARE AND MEET THEIR NEEDS TO BE LIKE PENNY SAID PRODUCTIVE CITIZENS.

THAT'S GREAT. NOW WE ARE GOING TO READ THE OPERATION FOR PENNY PENNY PETRICH, RIGHT? CERTIFICATE OF CONGRATULATIONS FOR HAVING BEEN SELECTED BY THE UNITED WAY CAPITAL AREA AS THE FEBRUARY 2005 VOLUNTEER OF THE MONTH, PENNY PETRICH IS DESERVING OF PUBLIC ACCLAIM AND RECOGNITION. PENNY IS GOING TO VOLUNTEER WITH GIRL SCOUTS LONE STAR COUNCIL FOR MORE THAN 20 YEARS, HAVING STARTED AS A LEADER FOR HER DAUGHTER'S TROOP. SINCE 1987 1987 SHE HAS SERVED AS THE DIRECTOR FOR THE WALNUT CREEK SERVICE UNIT RESPONSIBLE FOR THE GROWTH AND DEVELOPMENT IN THAT AREA. SHE SERVES 324 ADULT AND GIRL MEMBERS IN HER AREA, 324. ADULT AND GIRL MEMBERS IN HER AREA, DEVELOP STRONG TIES IN THE COMMUNITY THROUGH THE GIRLS COMMUNITY SERVICE PROJECTS. PENNY ALSO IS A TRAINER IN AMERICAN RED CROSS SOURCES AND SHARES HER EXPERTISE WITH FELLOW SERVICE DIRECTORS WITH THE LONE STAR COUNCIL WHICH SPANS 18 COUNTIES. WE ARE PLEASED TO RECOGNIZE PENNY'S LONG STANDING WORK ON BEHALF OF GIRL SCOUTS LONE STAR COUNCIL WITH THIS CERTIFICATE PRESENTED THIS 17th DAY OF FEBRUARY, THE YEAR 2005, FROM THE CITY COUNCIL OF AUSTIN, TEXAS, WILL WYNN, MAYOR, THANK YOU VERY MUCH, CONGRATULATIONS. [APPLAUSE] SO, ANNE, IF YOU CAN TELL US REAL QUICK, YOU CAN CONCLUDE THIS, HOW TO BECOME A VOLUNTEER IN THE CITY OF AUSTIN THROUGH THE VOLUNTEER CENTER AT THE UNITED WAY, HOW IS THAT?

VOLUNTEER CENTRAL TEXAS.ORG. WE HAVE NEW PUSH CARDS THAT WE'LL BE HAPPY TO HAND OUT AND LEAVE WITH YOU ALL. ONE OF THEM SAYS WHAT I SAID YOU'LL NEVER WISH YOU'D WATCHED MORE TV. THE OTHER ONE SAYS GRATITUDE HAPPENS. THANK YOU.

McCracken: VOLUNTEER CENTRAL TEXAS.ORG. I GOT INVOLVED IN VOLUNTEERING IN THIS COMMUNITY, IT WAS INCREDIBLY WORTHWHILE AND REWARDING EXPERIENCE, HOPE YOU DO, TOO. THANK YOU.

WHICH CLAP [APPLAUSE] THEN NEXT IS --

Mayor Wynn: THE NEXT ONE IS ESSENTIALLY THE ENTIRE PIO TEAM. OPERATION READS BE IT KNOWN WHEREAS IN 1995 THE AUSTIN CITY CONNECTION TEAM SAW HOW THE INTERNET COULD CONNECT CITIZENS TO THEIR GOVERNMENT AND ESTABLISH ONE OF THE PIONEER GOVERNMENT SITES ON THE WORLDWIDE WEB. WHEREAS A DECADE LATER AUSTIN CITY CONNECTION CONTINUES TO BE A NATIONALLY RECOGNIZED TREND SETTER IN THE DELIVERY OF INFORMATION ABOUT GOVERNMENT SERVICES AND PROGRAMS. WHEREAS AUSTIN CITY CONNECTION REMAINS STEADFAST FOR ITS CHARTER PRINCIPLE THAT OPEN, HONEST COMMUNICATION IS A KEY TO PARTICIPATORY GOVERNMENT IN A LIVABLE COMMUNITY. THEREFORE I WILL WYNN, MAYOR OF THE CITY OF AUSTIN, TEXAS DO HEREBY COMMEMORATE THE LAUNCHING OF THE CITY OF AUSTIN'S WEBSITE BY PROCLAIMING FEBRUARY 21st, 2005 AS AUSTIN CITY CONNECTION DAY IN AUSTIN. AND BEFORE I HAVE CHRISTINE SSALLO OUR CHIEF OF STAFF AND PIO DIRECTOR TALK ABOUT THIS, PLEASE JOIN ME IN CONGRATULATING THESE AWESOME CITY OF AUSTIN EMPLOYEES. [APPLAUSE]

THANK YOU, MAYOR, WE ARE VERY PROUD, I WANT TO TAKE A SECOND TO INTRODUCE THE TEAM THAT'S BEHIND ME BECAUSE THESE ARE THE GUYS THAT DO THE WORK. AND WHAT'S NICE ABOUT THIS IS THAT THIS IS A COMBINED TEAM OF PIO STAFF, PUBLIC INFORMATION OFFICE AND OUR COMMUNICATIONS TECHNOLOGY AND MANAGEMENT OFFICE. WE'VE GOT DAVID MATUSTIK, MATTHEW, RITA, JONATHAN. THEY HAVE DONE A TERRIFIC JOB. WE HAVE DONE THIS FOR 10 YEARS, CELEBRATING OUR 10th ANNIVERSARY, THE NEXT 10 YEARS ARE GOING TO BE EVEN BETTER. THE ONLY OTHER THING THAT I WANT TO SAY IS THAT RITA NOACK IS THE PERSON WHO'S BEEN HERE SINCE THE BEGINNING, ON THE FIRST TEAM THAT STARTED TO LOOK AT THIS. SHE'S STILL WITH US THANK GOD. SO I WANT

TO THANK THE COUNCIL AND THE CITY MANAGER WHO HAVE ALL BEEN VERY SUPPORTIVE OF THIS ENDEAVOR AND WE STARTED WITH ABOUT 300 PAGES, WE ARE AT ABOUT 30,000 PAGES AND WE ARE NOW UP TO 3 MILLION VIEWS PER MONTH. SO LET'S BEEN A GREAT SUCCESS. THANK YOU ALL VERY MUCH. [APPLAUSE]

Dunkerly: I HAVE TO SAY SOMETHING ON THIS. AT THIS TIME. I WANT TO REALLY CONGRATULATE YOU. I DON'T WANT -- I WANT YOU TO THINK BACK, I DON'T KNOW IF ANYBODY IS STILL HERE, YOU ARE [LAUGHTER] 10 YEARS AGO, I LOCKED THEM IN THE LITTLE HISTORIC HOUSE ACROSS FROM THE CONVENTION CENTER AND I SAID YOU CAN'T LEAVE UNTIL YOU HAVE OUR WEBSITE. AND SO 30 DAYS LATER, THEY CAME OUT, LONG HAIR, BEARDS, ET CETERA, BECAUSE THEY LITERALLY HADN'T LEFT FOR 30 DAYS AND WE HAD THE BEAUTIFUL AUSTIN CITY CONNECTION WHICH THESE GROUPS AND OTHERS HAVE CONTINUED TO MAKE THE VERY BEST WEBSITE IN THE NATION. SO THANK YOU. [APPLAUSE]

AS THE FATHER OF A NINE-YEAR-OLD, SIX-YEAR-OLD THIS IS A BIG DAY, THIS OPERATION REGARDS KITE DAY. JOINED BY BUNNIE TIDWELL. THE OPERATION READS, THE ZILKER PARK KITE FESTIVAL IS A 77-YEAR-OLD CELEBRATION FOUNDED IN 1929 BY CLUB PRESIDENT ED SAINT JOHN AS THE EXCHANGE CLUB'S GIFT TO AUSTIN. WHEREAS THROUGH THE KITE FESTIVAL THE EXCHANGE CLUB RAISES FUNDS FOR LOCAL CHARITIES, SUCH AS THE PEBBLE PROJECT, THE RAINBOW ROOM AND EXCHANGE CLUB SCHOLARSHIPS THAT CONTRIBUTE TOWARD THE CLUB'S GOAL OF EVERY CHILD IN AUSTIN BEING EDUCATED, SAFE, HEALTHY AND HAPPY. WHEREAS THE CITY'S PARKS AND RECREATION DEPARTMENT HAS BEEN A CO-SPONSOR OF THE KITE FESTIVAL SINCE 1936 AND JOINS IN ENCOURAGING ALL AUSTIN FAMILIES TO CONTINUE A GRAND TRADITION BY COMING OUT TO THE KITE FLYING FIELDS AT ZILKER PARK ON THE FIRST SUNDAY IN MARCH. NOW THEREFORE I WILL WYNN, MAYOR OF THE CITY OF AUSTIN, TEXAS DO HEREBY PROCLAIM SUNDAY, MARCH 6th, 2005, AS KITE DAY IN AUSTIN AND CALL ON -- AFTER WE GRADUATE HER, CALL ON BUNNY TO TELL US A LITTLE BIT ABOUT THE FESTIVAL THIS YEAR. PLEASE JOIN ME IN CONGRATULATING HER AND ALL OF HER

HARD WORK IN THE AUSTIN KITE FESTIVAL.

THANK YOU SO MUCH. THE EXCHANGE CLUB TAKES SUCH GREAT PLEASURE IN BRINGING THIS EVENT TO AUSTIN AS WE HAVE DONE FOR 77 YEARS. THIS IS THE OLDEST CONTINUAL KITE FESTIVAL IN THE ENTIRE NATION. WE COULDN'T DO IT WITHOUT OUR PARTNERS AT PARKS AND RECREATION. THEY ARE SO WONDERFUL AND THEY SUPPORT US SO WELL. AND IT'S BEEN SUCH A WONDERFUL PARTNERSHIP, BUT I WANT TO TELL YOU NOW, WE ARE HAVING KITE WORKSHOPS, COME OUT, MAKE A KITE ON MARCH THE 6th. WE ARE GOING TO START THE KITE FESTIVAL EVENT AT ONE, START REGISTERING AT NOON. A FREE EVENT, EVERYBODY IS WELCOME, EVEN BRING THE DOGS ON LEASHES, JUST TERRIFIC. OUR PARTNERS AT AUSTIN CITY PARKS AND RECREATION ARE MAKING IT WONDERFUL FOR US. WE ARE GOING TO HAVE SUCH A GREAT TIME. THIS FESTIVAL HAS BECOME A THING TO BENEFIT CHILDREN. WE RAISE FUNDS THROUGH CONCESSION SALES. IF YOU COME OUT, FLY A KITE, BUY A HOT DOG YOU HELP CHILDREN. IT IS SO WONDERFUL. AND WE HAVE GENERATIONS COME TO THIS FESTIVAL. IT'S SO FANTASTIC, HOW MANY PEOPLE I HAVE HEARD OF THAT THEIR FATHERS, SONS, FATHERS, GRANDFATHERS, GREAT GRANDFATHERS. I HEARD A GENTLEMAN THE OTHER DAY COMPETING FOR 50 YEARS, IN HIS GARAGE BUILDING COOITS FOR ALL OF HIS GREAT GRANDCHILDREN. SO THEY CAN COME THIS SUNDAY. BUILDING KITES. IT IS SUCH A MARVELOUS EVENTS. WE HAVE SOMETHING FOR YOU.

Mayor Wynn: OH, GOOD.

WE HAVE THIS -- THIS IS MY HUSBAND DORSEY, THE CO-CHAIR OF THE EVENT. [LAUGHTER]

THANK YOU. LIKE A CHARLIE BROWN KITE OR WHAT
[LAUGHTER]

THESE ARE DESK COOITS KITES. IF SOMEONE TELLS THE COUNCIL TO GO FLY A KITE YOU CAN -- YOU CAN -- SO THESE ARE OFFICE KITES. THEY HAVE A 50-YARD-DASH, ALSO A MAYORAL KITE FOR OUR MAYOR, WHICH I HEARD SOMEWHERE THAT HE HAS A TENDENCY TO CARRY A KITE

WITH HIM AT TIMES. I HEARD THAT.

IN THE BACK OF THE CAR.

I HEARD THAT. THIS HE IS THE MAYOR'S KITE, WHICH HE COULD COMPETE WITH. EVEN THE SMALL KITES YOU CAN COMPETE WITH. NOW YOU HAVE YOUR KITES, WE WANT ALL OF THE COUNCIL TO KNOW, YOU ARE INVITED COME OUT HELP US SHOOT THE GUN START THE 50-YARD DASH. WE ARE GOING TO HAVE A GREAT TIME OUT THERE. EVERYBODY I'M CHARGING EVERYBODY NOW, THINK GOOD WEATHER THOUGHTS. THANK YOU SO MUCH.

THANK YOU.

KITE DAY.

Mayor Wynn: MR. BEN LUKENS, WELCOME. [APPLAUSE] THE CITY MANAGER TOBY FUTRELL IS JOINING ME AS WE PRESENT THIS DISTINGUISHED SERVICE AWARD TO MR. BEN LUKENS. IT READS: FOR 21 YEARS OF DEDICATED SERVICE TO THE CITY OF AUSTIN, AS A CITY PLANNER AND A NEIGHBORHOOD PLANNING ZONING DEPARTMENT, BEN LUKENS IS DESERVING OF PUBLIC ACCLAIM AND RECOGNITION. DURING BEN'S TENURE, MORE THAN 50,000-ACRES HAVE BEEN ANNEXED INTO THE CITY, MORE THAN 110,000 PEOPLE HAVE BECOME AUSTINITES. THIS GROWTH HAS BROUGHT MORE TO THE \$7.5 BILLION WORTH OF NEW PROPERTY TAX BASE INTO THE CITY. EQUAL TO AND PERHAPS MORE IMPRESSIVE THAN HIS WORK PRODUCT IS BEN'S WAY. [LAUGHTER] HE HAS GIVEN FLARE AND FORCE TO A POTENTIALLY VERY DRY AND HUMORLESS WORK PROGRAM. AND HE'S ENERGIZED AND MOTIVATED HIS COLLEAGUES, NOT TO MENTION THE ANNEXATION CITIZENS, MOTIVATED HIS COLLEAGUES BY THE SHEER TERROR OF BEING CAUGHT WRONG IN A DISCUSSION WITH HIS PLANNING EMINENCE. I'M SORRY. THAT'S HARD TO SAY. BEN LEAVES VERY LARGE SHOES TO FILL. WE THANK HIM FOR HIS TREMENDOUS IMPACT ON THE CITY DURING HIS 10 YEW, PRESENTED THIS 7th DAY OF FEBRUARY, 2005, SIGNED BY ME BUT ACKNOWLEDGING ALL MEMBERS OF THE AUSTIN CITY COUNCIL, FOLKS PLEASE JOIN ME IN CONGRATULATING MR. BEN LUKENS ON 21 YEARS OF GREAT SERVICE TO THIS

CITY. [APPLAUSE]

Futrell: OH, THIS IS ALWAYS THIS IS THE HARDEST PART. THIS IS ALSO THE RETIREMENT PART OF THE DAY. WHEN YOU GET READY TO TALK ABOUT BEN, I MEAN WHAT'S THE WORD THAT COMES TO OUR MIND WHEN WE THINK OF BEN? CHEERFUL? [LAUGHTER] RIGHT? OPTIMISTIC? [LAUGHTER] AND SO BECAUSE REALLY THERE ARE NO OTHER WORDS TO DESCRIBE IT WE THOUGHT THAT WE WOULD SATURDAY WITH A VIDEO CLIP AND WE WERE LOOKING FOR SOME OF BEN'S FINEST MOMENTS AND I'M TOLD THAT WE COULDN'T FIND HIS FINEST MOMENTS. BUT WE GAVE IT OUR BEST SHOT.

STAFF PRESENTATION. MR. LUKENS. YOU'RE ON. DON'T SPEED UP TO THE PODIUM, JUST TAKE YOUR TIME.

YOU NEED TO PICK UP THAT MICROPHONE UP. WE ARE VERY INTERESTED IN WHAT YOU HAVE TO SAY. [LAUGHTER]

LET ME GO AHEAD AND DO THAT, THE -- THE REAL EASY ONES FIRST AND -- AND THIS IS CONVERSION FULL PURPOSE STATUS OF AN EXISTING LIMITED PURPOSE AREA. AND THEN COUNCIL MUST TAKE ACTION ON AUGUST 30th. THAT WILL BE THE LAST DAY TO TAKE ACTION.

IT'S ALSO A TRACT THERE THAT SIDE OF THE DAYCARE. I BELIEVE THERE'S SPEAKERS ABOUT THAT. SERVICE PLAN, OF COURSE, IS ON THE TABLE AT THE -- [LAUGHTER]

SERVICES PROVIDED BY THE COUNTY ADDITIONAL ENHANCED SERVICE AND SERVICE PLANS ARE ON THE TABLE AT THE FAR END OF THE HALL.

WELL, CALL MR. LUKENS. HE'LL TELL YOU WHAT, CALL HIM. ALL RIGHT. [(music) MUSIC PLAYING (music)(music)]

CALL MR. LUKENS. I THOUGHT ABOUT ALL OF THE STORIES THAT I COULD TELL, PARTICULARLY FROM THE '98 ANNEXATIONS, BUT I WILL JUST SUM IT UP THIS WAY: THERE'S REALLY NO TOUGHER JOB THAN ANNEXATION. PARTICULARLY ANNEXATION OF A POPULATED AREA. IT'S NOT A POPULAR JOB. IT'S A VERY UNPOPULAR JOB. THE '98

ANNEXATIONS WAS THE LARGEST POPULATED ANNEXATION WE HAD EVER DONE, ALMOST 35,000 PEOPLE. AND WHILE ALL OF THE REST OF US WERE GETTING BEAT UP, WHILE ALL OF THE REST OF US WERE RECEIVING HATE MAIL, BEN MANAGED TO GET A LOVE LETTER. I SWEAR TO YOU. [LAUGHTER] HE DEVELOPED FANS OUT THERE. IT WAS HIS CHARM AND HIS [LAUGHTER] -- AND HIS GREAT PERSONALITY, BUT HE ACTUALLY DEVELOPED A FEMALE FOLLOWING AS PART OF THE HEARINGS THAT PLAYED OVER AND OVER ON CHANNEL 6. SO -- MR. CHARM, WE WANTED TO GIVE YOU A MAP THAT REPRESENTS YOUR PIECE OF AUSTIN, ALL THE LAND THAT YOU HELPED BRING IN TO THE CITY. SO LET'S GIVE A ROUND OF APPLAUSE TO BEN. [APPLAUSE]

I WANT TO -- OBVIOUSLY I DON'T DO SOME BY MYSELF, THERE'S A LARGE STAFF AT THE CITY, PEOPLE HELP OUT IN A VARIETY OF DEPARTMENTS. AND I WILL SUPPORT THE CITY MANAGER'S OFFICE AND IT'S BEEN A GREAT TIME WORKING FOR THE CITY I'M -- I WANT TO THANK EVERYBODY FOR THIS AND FOR THE LAST 20 YEARS OF GREAT OPPORTUNITIES AND GREAT PEOPLE. [APPLAUSE] THANK YOU.

Mayor Wynn: BY THE WAY IT WAS BEN LUKENS WHO CAME UP WITH THE IDEA AFTER ABOUT FIVE YEARS THAT WE SHOULDN'T HAVE REMOTE PUBLIC HEARINGS IN PLACES THAT SERVED ALCOHOL.

Mayor Wynn: THERE BEING A QUORUM PRESENT, I'LL CALL BACK TO ORDER THIS MEETING OF THE AUSTIN CITY COUNCIL. I APPRECIATE YOUR PATIENCE. LET'S SEE. SO MR. LUCKENS, MY GOSH, YOU'RE ON. YOU'RE GOOD.

THANK YOU. MY NAME IS BEN LUCKENS WITH THE DEPARTMENT OF NEIGHBORHOOD PLANNING AND ZONING. THIS IS THE THIRD READING OF AN ORDINANCE TO ANNEX APPROXIMATELY 3 HUNDRED ACRES AT THE NORTHEAST CORNER OF THE INTERSECTION OF BRANT ROAD AND IH-35. THIS TRACT IS UNDEVELOPED LAND WHICH LIES ACROSS BRANT ROAD FROM A NEW RESIDENCE OR SUBDIVISION AND IT'S INSIDE THE CITY. THE TRACT WAS RECENTLY PURCHASED BY THE GENERAL LAND OFFICE AND THEY'RE IN THE PROCESS OF SELLING A PORTION OF THIS LAND. HEARINGS WERE HELD ON OCTOBER 28TH AND FEBRUARY

THE 4TH. THE FIRST READING WAS ON DECEMBER THE SECOND. COUNCIL MUST COMPLETE THE ANNEXATION WITHIN 90 DAYS OF FIRST READING, AND THIS IS THE LAST REGULARLY SCHEDULED MEETING PRIOR TO THE END OF THE 90 DAYS, WHICH CONCLUDE ON MARCH THE 2nd.

Mayor Wynn: THANK YOU, MR. LUCKENS. QUESTIONS FOR STAFF, COUNCIL? MS. TERRY, JUST REMIND US, WE HAVE TO ANNEX THE PROPERTY BEFORE WE CAN ZONE. AND WHEN WE ANNEX, THERE'S AN ORDINANCE PREPARED THAT ALREADY IDENTIFIES THE INTERIM ZONING?

THAT'S CORRECT, MAYOR. THE ORDINANCE, GENERALLY SPEAKING, WHEN WE ANNEX LAND, THE CODE IS OPERATIVE IN TERMS OF THE INTERIM ZONING THAT'S ASSIGNED. BUT IN THIS PARTICULAR CASE THE ORDINANCE ITSELF PROVIDES FOR INTERIM GR ZONING FOR THIS PARTICULAR TRACT, SO IF COUNCIL CHOOSES TO ADOPT THIS ORDINANCE IT WILL COME IN WITH INTERIM COMMUNITY COMMERCIAL OR INTERIM GR ZONING.

Mayor Wynn: THANK YOU. QUESTIONS, COMMENTS? COUNCILMEMBER DUNKERLEY. I'LL ENTERTAIN A MOTION ON ITEM NUMBER 8.

Dunkerley: SINCE WE DO HAVE A SIGNED RESTRICTIVE COVENANT FROM THE STATE, I WILL MOVE THAT WE BRING THIS PROPERTY IN AND ZONE IT -- AN ANNEX IT WITH INTERIM GR.

Mayor Wynn: MOTION MADE BY COUNCILMEMBER DUNKERLEY TO APPROVE ON THIRD READING THIS ANNEXATION ORDINANCE AS DRAFTED. I'LL SECOND THAT. FURTHER COMMENT? HEARING NONE, ALL THOSE IN FAVOR PLEASE SAY AYE. OPPOSED? MOTION CARRIES ON A VOTE OF SEVEN TO ZERO. WITH THE MAYOR PRO TEM -- MOTION CARRIES ON A VOTE OF SIX TO ZERO WITH THE MAYOR PRO TEM TEMPORARILY OFF THE DIAS. THANK YOU, MR. LUCKENS. CONGRATULATIONS, YOUR FINAL TRACT. SO COUNCIL, THEN THAT BRINGS US BACK TO THE ZONING CASE ITEM NUMBER 47. WELCOME, MS. GLASGO.

THANK YOU, MAYOR AND COUNCILMEMBERS,. ITEM NUMBER

47 IS FOR PROPERTY LOCATED AT 9108 THROUGH 9817 IH-35. IT IS THE CASE RELATED TO THE ANNEXATION JUST CONNECTED ON ITEM NUMBER 8. THE EXISTING ZONING, AS YOU JUST ANNEXED, IS INTERIM GR. THE ZONING AND PLATTING COMMISSION RECOMMENDATION IS TO GRANT GR-CO FOR TRACT 1. AND GO-CO, WHICH STANDS FOR GENERAL OFFICE WITH A CONDITIONAL OVERLAY FOR TRACT 2. THE ORDINANCE THAT HAS BEEN PREPARED FOR THIS CASE HAS A CONDITIONAL OVERLAY THAT HAS A LIST OF PROHIBITED USES AND THEN THERE IS A RESTRICTIVE COVENANT AS YOU INDICATED EARLIER THAT HAS BEEN EXECUTED. AND WE HAVE A COPY OF IT AND IT HAS A LIST OF CONDITIONS THAT WERE READ INTO THE RECORD A WEEK OR TWO WEEKS AGO, MAYBE A WEEK AGO. SO WE HAVE THOSE DOCUMENTS AND THE CASE IS READY FOR ALL THREE READINGS IF COUNCIL WISHES TO DO THAT. MAYOR, THAT CONCLUDES MY PRESENTATION.

Mayor Wynn: THANK YOU, MS. GLASGO. QUESTIONS?
COUNCILMEMBER DUNKERLEY.

Dunkerley: ON THIS CONDITIONAL OVERLAY THERE WAS CONFUSION EARLY ON. THE NEIGHBORHOOD HAD REQUESTED A LIST OF PROHIBITED USES, AND IN THE EARLY SESSIONS THE AGENTS THAT THEY THOUGHT THAT THE FORD COMPANY WOULD BE OKAY WITH ALL OF THEM EXCEPT THE AUTO-RELATED IEWSES. SO THERE WAS SOME DISAGREEMENT BETWEEN THOSE TWO, AND IN ESSENCE -- THE PROHIBITED USES THAT WERE PRESENTED LAST TIME ARE THE SAME USES THAT ARE THERE TODAY. WHEN I TALKED TO THE AGENT FOR THE FORD COMPANY, THEY HAVE AGREED TO ADD BACK TWO MORE OF THE PROHIBITED USES. SO THE AGENT IS HERE, IF HE COULD STEP FORWARD AND CONFIRM WHICH OF THOSE THAT HE HAS AGREED TO ADD TO THE PROHIBITED USES, THAT WOULD BE HELPFUL.

Mayor Wynn: WELCOME, MR. SUTTLE.

MAYOR, MEMBERS OF THE COUNCIL, I'M HERE ON BEHALF OF FORD LINCOLN MERCURY. AS PART OF THE PLANNING COMMISSION RECOMMENDATION, THEY HAD RECOMMENDED A LIST OF PROHIBITED USES WITH THE EXCEPTION OF AUTO-RELATED USES, AND THAT'S A LISTED USES ACCORDING TO

THE STAFF THAT HAS A TERM OF ART TO IT. WE'VE AGREED TO THOSE. IN LOOKING AT THE USES NOW, WE'VE BEEN ASKED IF WE WOULD CONSIDER PROHIBITING COMMERCIAL OFF STREET PARKING, AND OFF SITE ACCESSORY PARKING AS TWO MORE USES ON THAT LIST. AND THAT REQUEST IS BEING MADE TO US AND FORD HAS AGREED TO THAT IF THE REQUEST IS MADE.

Dunkerley: SO NOW THEY'VE AGREED TO ALL OF THE PROHIBITED USES IN THAT OTHER THAN THE AUTO-RELATED USES.

IT'S THE ORDINANCE THAT YOU HAVE BEFORE YOU, AND THEN YOU ADD COMMERCIAL OFF STREET PARKING AND ACCESSORY OFF SITE PARKING.

Dunkerley: THANK YOU. IF YOU COULD ADD THOSE TO THE LIST OF PROHIBITED USES, THAT WOULD BE --

COUNCILMEMBER, WE WILL DO THAT. THE PROHIBITED USES ARE LISTED IN PART 2, AND WE WILL ADD THOSE TO THE PROHIBITED USES THAT ARE LISTED THERE. AND WE HAVE SUFFICIENT DIRECTION IF THAT IS COUNCIL'S DESIRE SO THAT YOU CAN PASS THIS ORDINANCE ON ALL THREE READINGS THIS EVENING.

Dunkerley: I HAVE ONE OTHER DIRECTION THAT I WOULD LIKE THE COUNCIL TO GIVE TO STAFF IS THAT THIS RESTRICTIVE COVENANT, WHICH THE STATE HAS SIGNED, AND I REALLY APPRECIATE THAT, WILL GO INTO ESCROW UNTIL THIS PROPERTY -- UNTIL THE CLOSING. IF FOR SOME REASON THIS PROPERTY DOES NOT CLOSE, REALLY I WANT THE STAFF TO BRING THIS TRACT BACK ASAP SO THAT WE CAN ROLL IT BACK TO RR. AND THE STATE HAS ACKNOWLEDGED THAT THEY'RE OKAY WITH US DOING THIS IF THIS PARTICULAR TRANSACTION FALLS THROUGH.

THANK YOU. WE'LL CONSIDER THAT AS A DIRECTIVE. THANK YOU.

Mayor Wynn: THANK YOU, MS. GLASGO. FURTHER QUESTIONS OF STAFF, COMMENTS, COUNCIL? IF NOT, THEN I'LL

ENTERTAIN A MOTION ON ITEM 47.

I MOVE APPROVAL.

Dunkerley: I MOVE APPROVAL ON ALL THREE READINGS.

Mayor Wynn: MOTION MADE BY COUNCILMEMBER DUNKERLEY, SECONDED BY COUNCILMEMBER MCCracken TO APPROVE ON ALL THREE READINGS THIS ZONING ORDINANCE AS AMENDED HERE THIS EVENING.

Slusher: MAYOR, DID WE GIVE THE NEIGHBORS A CHANCE TO HAVE A WORD HERE? WE HEARD FROM THE APPLICANT.

Mayor Wynn: ANYONE IN PARTICULAR?

Slusher: I'LL LET THEM DECIDE THAT.

EVENING, MAYOR, MEMBERS OF COUNCIL. MY NAME IS BARRETT ALLISON. I LOST THE COIN TOSS. [LAUGHTER] WE WANT TO AGAIN THANK YOU FOR ALL THE WORK YOU AND THE STAFF HAVE PUT IN. BETTY, ESPECIALLY YOU. AND FOR YOUR THOUGHTFUL REVIEW OF THIS. WHAT WAS READ INTO THE RECORD A WEEK AGO, WHAT I HAVE IN MY HAND KNOW IS WE UNDERSTAND THAT A COPY OF THE RESTRICTIVE COVENANT. IT IS SIGNED; HOWEVER, WRITTEN ACROSS IT IT SAYS DO NOT RECORD. I HAVE SOME SIGNIFICANT DIFFERENCES, AND I'M SURE ALICE WAS NOT AWARE OF THIS AS SHE SAID THIS WAS THE SAME AS WAS READ INTO THE RECORD. YOU RECALL PERHAPS A WEEK AGO THE REFERENCE WAS TO FULLY SHIELD THE LIGHTS WITH DOWN LIGHTING. THAT'S BEEN BASICALLY ELIMINATED. NO SPILLOVER LIGHTING WAS INCLUDED. THAT'S BASICALLY BEEN ELIMINATED. BERM WITH TALL TREES TO SCREEN THE PROJECT FROM THE NEIGHBORHOOD HAS BASICALLY BEEN ELIMINATED. NO SEARCH LIGHTS HAS BEEN LEFT IN, BUT THE OTHER LIGHTING HAS BEEN TAKEN OUT. TREE REPLACEMENT THAT IS DONE ALMOST EVERYWHERE IN THE CITY WAS ELIMINATED. COUNCILMEMBER SLUSHER, YOU TALKED ABOUT AN EARLIER PROJECT WHERE THE LIGHTS COULD BE SEEN FROM SPACE. YOU WON'T NEED TO BE WORRIED ABOUT THAT BECAUSE THESE WILL WASH THEM OUT SO BADLY, YOU WON'T HAVE TO WORRY ABOUT SEEING

THOSE. OUR CONCERN OF TURNING THE PROJECT INTO SOMETHING LIKE A CIRCUS WITH LARGE INFLATABLE OBJECTS OR VEHICLES HANGING FROM CRANES, THEY'VE MAGAZINE NAN MUSTILY SAID THEY WON'T DO THAT FOR SEVEN DAYS. SO IT WILL GIVE THEM MORE TIME OFF THAN YOU FOLKS HAVE. THEY'VE ALWAYS AGREED TO PARTICIPATE IN THE AUSTIN GREEN BUILDING PROGRAM IF THE OWNER'S BUDGETARY CONSTRAINTS ALLOW THEM TO IN THE OWNER'S SOLE DISCRETION. SO HAVING SEEN HOW THIS ERODED OVER THE LAST WEEK AND NOT HAVING REALLY SEEN IT UNTIL THIS MORNING, I THINK ALL THE NEIGHBORS CAN SAY IS THAT WE'RE THANKFUL THIS ONLY TOOK A WEEK BECAUSE IF IT TOOK TWO WE WOULD HAVE NOTHING LEFT. THE BASIC ISSUE REMAINS, THAT THE STATE STILL HAS A GUN TO YOUR HEAD, IT HAS A GUN TO THE HEADS OF EVERY CITIZEN OF AUSTIN AND THIS STATE BECAUSE THEY CAN COME IN AND GO AROUND YOUR APPROVAL PROCESS, GO AROUND YOUR ENVIRONMENTAL REGULATIONS, GO AROUND YOUR ZONING, YOUR COMPATIBILITY ORDINANCES, AND PRETTY MUCH WALK ALL OVER YOU LIKE THEY'VE WALKED ALL OVER US. WE REGRET THAT'S HAPPENED. WE HOPE IT DOESN'T HAPPEN TOO MANY MORE TIMES BEFORE THE LEGISLATURE WAKES UP AND REALIZES THERE'S A VERY BAD LOOPHOLE THEY LEFT AND WHAT WAS INTENDED TO BE A VERY GOOD LAW. WE THANK YOU FOR YOUR TIME. THANK YOU FOR YOUR EFFORTS.

Mayor Wynn: THANK YOU, MR. ALLISON. WE RECOGNIZE HOW MUCH AN EFFORT THE NEIGHBORHOOD WORKED WITH.

Dunkerley: COULD WE ASK THE AGENT TO CLARIFY SOME OF THOSE THINGS? SOME OF THE ISSUES YOU TALKED ABOUT WILL TAKE PLACE AT SITE PLAN. AND AS IT NORMALLY DOES. SO IF YOU COULD ADDRESS SOME OF THOSE, I'D APPRECIATE IT.

YES, MA'AM. WHAT MR. ALLISON WOULD HAVE YOU BELIEVE IS THAT THIS SITE IS GETTING SOMETHING THAT ANY OTHER SITE IN AUSTIN WOULDN'T GET. AND THE FACT OF THE MATTER IS THAT THIS SITE IS ON I-35. IT'S ON THE FRONTAGE ROAD. IT IS -- IT WAS OUTSIDE THE CITY WHEN THIS ALL STARTED. IT'S COMING IN. IT'S NOT ASKING FOR CS OR LI, IT'S ASKING FOR GR ZONING, WHAT YOU SEE UP AND DOWN

I-35 WITH LITTLE OR NO RESTRICTIONS. IT'S ALSO BEEN ALLUDED THAT THE STATE HAS A GUN TO THE HEAD, AND BECAUSE THIS IS A CAR DEALERSHIP, THIS IS SOMETHING NEW AND DIFFERENT, AND WE'RE NOT ASKING ASKED TO DO AS MUCH AS OTHERS. I'LL SUBMIT TO YOU THAT IN OUR CITY THERE ARE AT LEAST FIVE AND PROBABLY MORE CAR DEALERSHIPS IN OUR CITY THAT ACTUALLY ABUT SINGLE-FAMILY NEIGHBORHOODS THAT HAVE NO RESTRICTIONS. THEY DON'T HAVE THE LIST THAT'S IN THIS CONVENT, THEY DON'T HAVE THE LIST OF PROHIBITED USES THAT ARE IN THIS ORDINANCE. SO IN FACT WHAT HAS HAPPENED IS THIS TRACT CAME IN ON I-35 AND WENT THROUGH THE LONG PROCESS THAT MS. DUNKERLEY LED AND MANY OF YOU PARTICIPATED IN, AND IT NOW HAS MORE RESTRICTIONS ON IT THAN MANY TRACTS ON I-35. AND MANY CAR DEALERSHIPS THAT EXIST WITHIN OUR CITY TODAY. THE REFERENCES THAT MR. ALLISON SAYS IN THE COULD HAVE VENT THAT CHANGED, THE SUBSTANCE DIDN'T CHANGE. FOR INSTANCE, I WON'T GO THROUGH ALL OF THEM, BUT FOR INSTANCE ORIGINALLY THE TERM SHEET SAID FULLY SHIELDED LIGHTS. I FOUND OUT THAT THAT'S A TERM OF ART FROM A LIGHT MANUFACTURER THAT THAT ALMOST MEANS A SPOTLIGHT, WHICH MEANS IN ORDER TO GET THE LIGHT TO GO WHERE YOU NEED IT TO GO, YOU'VE GOT TO HAVE MANY MORE POLES. AND IN FACT, WE PUT PARTIALLY SHIELDED BECAUSE THE IMPORTANT PART IS SHIELDING IT FROM THE AREA ACROSS THE STREET WHERE LUMBERMAN'S OWNS PROPERTY, AND WE'RE GOING TO SHIELD THAT. WHEN YOU LOOK AT THE PHOTO METRIC STUDY YOU GET DOWN TO VIRTUALLY .1, .2-FOOT CANDLES JUST BELOW THE PROPERTY LINE AND ZERO BEING BEYOND THAT. THOSE WERE THE KIND OF CHANGES THAT WERE MADE. IT DIDN'T WEAKEN THE COVENANT IN MY OPINION. I'LL BE HAPPY TO GO THROUGH EACH ONE IF YOU WANTED TO, BUT IN FACT THEY WERE NOT SUBSTANTIVE CHANGES, THEY WERE CLAIRE ACTIVE CHANGES SO WHEN A TITLE EXAMINER IS READING THE COVENANT THEY CAN HAVE AN OBJECTIVE VIEW OF WHAT WAS GOING ON.

DUNKERLEY: I WAS PARTICULARLY INTERESTED IN THE BERM AND LANDSCAPING PLAN. I KNOW THAT COMES IN AT SITE PLAN.

IT DOES. AND NORMALLY AT THE ZONING PHASE YOU WOULDN'T EVEN TALK ABOUT A BERM OR A LANDSCAPE PLAN. WHAT WE'VE AGREED TO DO IS PROVIDE, WHICH WE HAVE, IT GOT MARKED UP AND SENT BACK TO US AND WE'RE WORKING ON IT, BUT A LANDSCAPE PLAN TO PARK SIDE NEIGHBORHOOD ASSOCIATION, WHICH IS ESSENTIALLY LUMBERMAN'S, AND WE'VE AGREED TO DO A FOUR FOOT TALL BERM ALONG THE PROPERTY THAT FRONTS BRANT. AND VEJ AT A TIME IT AND COMPLAI WITH THE LANDSCAPE ORDINANCE.

A 25-FOOT BUFFER I BELIEVE IS ALSO IN THERE.

25-FOOT BUFFER IS THERE TOO. UNDER CURRENT CODE ALL WE WOULD HAVE TO DO IS PUT UP A FENCE 25 FEET MAYBE BACK, BUT MAYBE NOT, PUT UP A FENCE, PUT UP A COUPLE OF TREES AND THAT BE DONE. THE BERM IS EXTRA. I'D BE HAPPY TO ANSWER ANY OTHER QUESTIONS YOU MIGHT HAVE.

Slusher: JUST TO CLARIFY, YOU DO HAVE SOME THINGS TO THE AGREEMENT THAT NOT ALL CAR KEEL DEALERSHIPS HAVE, BUT AREN'T YOU ALSO EXEMPT FROM SOME REGULATIONS THAT OTHERS HAVE TO COMPLY WITH BECAUSE OF THE STATE -- BECAUSE OF THE STATE PROPERTY?

NO, WE'RE NOT ASKING FOR ANY EXEMPTIONS WHATSOEVER.

Slusher: SO YOU'RE COMPLYING WITH ALL CITY REGULATIONS.

ALL CITY REGULATIONS.

Dunkerley: THAT'S WHY YOU SEE IN THAT AGREEMENT IT SAYS WILL COMPLY WITH THE SITE ORDINANCE AND ALL OF THESE BECAUSE WE WANTED TO CLARIFY THAT THEY HAD AGREED TO COMPLY WITH ALL --

Slusher: BUT IT'S EVERYTHING. IT'S NOT PICK AND CHOOSE.

Dunkerley: NOT PICK AND CHOOSE.

Slusher: WHAT YOU'RE GETTING HERE IS THE ZONING.

IT'S EVERYTHING BUT THE EXTRAS.

Slusher: ON JUST ABOUT EVERY ZONING CASE YOU WOULD HAVE SOME CONDITIONS LIKE THAT.

I-35 YOU USUALLY END UP WITH A LITTLE LESS.

Slusher: THANK YOU.

Mayor Wynn: MAYOR PRO TEM.

Goodman: CAN YOU TALK TO ME A MINUTE ABOUT WHY YOU WERE OR WHY FORD WAS UNABLE TO PROHIBIT ACCESS ON TO BRANT?

CIRCULATION ISSUES. WHEN YOU HAD -- WE'RE PROBABLY GOING TO BE LIMITED TO ONE DRIVEWAY ON THE FRONTAGE ROAD. AND IF YOU START HAVING ANY PROBLEM THERE OR BACKING UP THERE OR ANYTHING BECAUSE YOU INCREASE THE MOVEMENTS IN AND OUT OF THAT DRIVEWAY, YOU NEED TO HAVE A CIRCULATION DRIVE IN THE BACK TO AT LEAST WHERE YOU CAN COME OUT, TURN RIGHT, COME BACK ON BRANT, TURN ON THE INTERSECTION AND COME OUT. OR THERE ARE ISSUES IF YOU WANTED TO TAKE A RIGHT ON BRANT AND EMPLOYEES, FOR INSTANCE, COULD COME IN TO BRANT ROAD INSTEAD OF HAVING TO GO THROUGH THE WHOLE SHOW AREA. I SUSPECT WHEN WE GET INTO THE SITE PLANNING STAGE THAT THE FIRE DEPARTMENT IS GOING TO BE INTERESTED IN HAVING THAT EXTRA ACCESS THERE. COUNCILMEMBER GOODMAN, WHAT WE HAVE DONE AS PART OF THE EXTRA STUFF IS WE'VE AGREED TO PUT A NO LEFT TURN SIGN COMING OUT OF BRANT SO THAT -- TO DISCOURAGE COMING OUT OF BRANT AND TAKING A LEFT AND GOING BACK TO THE NEIGHBORHOOD. WE'VE ALSO AGREED AS PART OF THIS TO HAVE A POLICY IN THE DEALERSHIP THAT THERE IS NO TEST DRIVING OF VEHICLES GOING OUT INTO THAT DIRECTION AND INTO THE NEIGHBORHOOD.

Goodman: SO YOUR TWO DRIVEWAYS ON TO THE ACCESS ROAD WOULD BE TOO CLOSE TOGETHER TO BE ABLE TO HAVE TWO?

YES, MA'AM.

Goodman: HOW FAR APART WOULD THEY BE?

WELL, WE'VE NEVER DONE A PLAN WITH TWO BECAUSE WE DON'T HAVE ENOUGH FRONTAGE UNDER THE HIGHWAY DEPARTMENT RULES TO HAVE TWO.

Goodman: WHAT IS THE LENGTH OF YOUR FRONTAGE?

OH. WELL, 214. NOW, REMEMBER, YOU'VE GOT TO GET OFF OF THE INTERSECTION. YOU CAN'T HAVE A DRIVEWAY WITHIN PROBABLY 200 FEET, 150, 200 FEET OUT OF THE INTERSECTION.

Goodman: OKAY. THANK YOU.

Mayor Wynn: FURTHER COMMENTS, QUESTIONS? THANK YOU, MR. SUTTLE. COUNCIL, WE HAVE A MOTION AND A SECOND ON THE TABLE TO APPROVE ON ALL THREE READINGS THE ZONING AS POSTED, AND THEN FURTHER AMENDED THIS EVENING. FURTHER COMMENTS? I'LL JUST SAY THAT FROM THE START OF THIS PROCESS, SEVERAL OF US WHO HAVE HAD EXPERIENCE WITH STATE OWNERSHIP IN THE CITY OF AUSTIN RECOGNIZED THAT ULTIMATELY THE STATE DOES HAVE THE ABILITY TO DO VIRTUALLY WHAT THEY WANT TO WITH THEIR PROPERTY. AND FRANKLY THEY STILL HAVE THAT OPPORTUNITY EVEN IF WE TAKE THIS ACTION TODAY. I THINK IT'S VERY IMPORTANT FOR US TO FRANKLY TAKE THEM UP ON THEIR OFFER TO HAVE ANY OF THESE RESTRICTIONS RECORDED, AND TO HAVE THIS PROPERTY RESTRICTED AS WELL AS THIS DOES. AGAIN, WE ALL INTUITIVELY KNOW THE VAST MAJORITY OF THOSE USES UP AND DOWN I-35 HAVE VERY LITTLE RESTRICTIONS. I THINK IT BE BEHOOVES THE LONG-TERM INTEREST OF EFB INVOLVED THAT WE ATTEMPT TO RESTRICT PROPERTY WITH THIS ORDINANCE TODAY, RECOGNIZING THAT FOR DIFFERENT REASONS THE STATE DOESN'T PERCEIVE THE VALUE THAT THEY NEED OFF THAT PROPERTY, THEY CAN TAKE ACTION.

SO I'LL BE SUPPORTIVE OF THE MOTION. FURTHER COMMENTS? QUESTIONS? IF NOT, ALL THOSE IN FAVOR, PLEASE SAY AYE.

AYE.

Mayor Wynn: OPPOSED? MOTION PASSES ON A VOTE OF SEVEN TO ZERO. THANK YOU ALL VERY MUCH. SO COUNCIL, WE NOW HAVE TWO PUBLIC HEARINGS AND POSSIBLE ACTIONS RELATED TO OUR WATERSHED PROTECTION AND DEVELOPMENT REVIEW DEPARTMENT. BEFORE WE GET TO PRESENTATION, MS. BROWN, JUST PLEASE NOTE THAT WE DID NOT AND WILL NOT TAKE UP IN EXECUTIVE SESSION ITEMS 32 OR 34. AND BASED ON THAT THEN THERE WILL NOT BE ACTION ITEM 38, SO THAT WILL BE WITHDRAWN OFF THE AGENDA TONIGHT. ITEM NUMBER 48 IS A PUBLIC HEARING TO CONSIDER REQUEST FOR VARIANCE FROM THE LAND DEVELOPMENT CODE REGARDING FLOODPLAINS. WELCOME.

YES, SIR. GARY WITH WATERSHED PROTECTION AND REVIEW. THIS IS VARIANCE REQUEST TO ALLOW CONSTRUCTION OF RESIDENTIAL CONDOMINIUM IN THE 100 YEAR AND 25 YEAR FLOODPLAIN OF HANCOCK BRANCH AT 1605 HOUSTON STREET. THIS PROPERTY IS LOCATED ON HOUSTON STREET BETWEEN BURNET AND NORTH LAMAR ABOUT THREE BLOCKS WEST OF MCCALLUM HIGH SCHOOL IN NORTH AUSTIN. THE APPLICANT PROPOSES THE CREATION OF A CHANNEL AT THE SITE TO REMOVE A SIGNIFICANT PORTION OF THE PROPERTY FROM THE 25 AND 100 YEAR FLOODPLAIN. THE AREA REMOVED FROM THE FLOODPLAIN WILL BE THE SITE FOR THE PROPOSED RESIDENTIAL CONDOMINIUM. OUR OFFICE HAS REVIEWED THE PROPOSED MODIFICATIONS TO THE SITE AND THE CONSTRUCTION, AND OUR DEPARTMENT RECOMMENDS APPROVAL OF THIS VARIANCE REQUEST. WE DO HAVE FOUR CONDITIONS ASSOCIATED WITH THAT RECOMMENDATION. THE FIRST IS THAT THE APPLICANT SHALL SUBMIT A COMPLETE APPLICATION TO FEMA FOR A LETTER OF REVISION, THAT THE OWNER SHALL TAKE ACTIONS NECESSARY TO HAVE THIS LETTER MAP REVISION APPROVED BY FEMA AND THAT NEEDS TO BE DONE BEFORE THE CITY WILL ISSUE A CERTIFICATE OF OCCUPANCY FOR THE STRUCTURE. THE NEXT CONDITION IS THAT THE OWNER

SHALL OBTAIN WRITTEN PERMISSION FOR MODIFICATION FROM AN OWNER WHO IS SLIGHTLY NEGATIVELY AFFECTED BY THESE FLOODPLAIN MODIFICATIONS. AND FINALLY, THAT THE APPLICANT SHALL PROVIDE FOR AN ELEVATION CERTIFICATE FROM A REGISTERED SURVEYOR ATTESTING THAT THE PROJECT WAS BUILT TO THE ELEVATIONS SHOWN IN HIS DOCUMENTS. AND THAT CONCLUDES MY PRESENTATION.

Mayor Wynn: THANK YOU, SIR. QUESTIONS OF STAFF, COUNCIL? COMMENTS? WE HAVE ONE SPEAKER SIGNED UP, MR. RICKY BYRD. I DON'T KNOW IF HE IS STILL HERE OR NOT. RICKY BYRD SIGNED UP WISHING TO SPEAK IN OPPOSITION. COMMENTS, COUNCIL? YOU HEARD THE STAFF RECOMMENDATION FOR THIS VARIANCE.

Slusher: MOVE THE STAFF RECOMMENDATION.

Mayor Wynn: MOTION BY COUNCILMEMBER SLUSHER TO APPROVE THIS VARIANCE REQUEST. ITEM NUMBER 48.

Thomas: SECOND.

Mayor Wynn: AND TO CLOSE THE PUBLIC HEARING. SECONDED BY COUNCILMEMBER THOMAS. FURTHER COMMENTS? HEARING NONE, ALL THOSE IN FAVOR, PLEASE SAY AYE.

AYE.

Mayor Wynn: OPPOSED? MOTION PASS OZ A VOTE OF SEVEN TO ZERO. THANK YOU VERY MUCH. NOW GO TO ITEM NUMBER 49, WHICH IS THE CONTINUATION -- ALTHOUGH WE CLOSED THE PUBLIC HEARING, THE CONTINUATION OF OUR DISCUSSION AND ANALYSIS OF THE APPEAL OF THE ZONING AND PLATTING COMMISSION TO GRANT A VARIANCE FROM THE HILL COUNTRY ROADWAY SITE PLAN. WELCOME MR. ZAPALAC.

MAYOR AND COUNCIL, GEORGE ZAPALAC, WATERSHED PROTECTION AND REVIEW. YOU DID HEAR THIS CASE LAST WEEK AND CLOSED THE PUBLIC HEARING AND ASKED FOR SOME ADDITIONAL INFORMATION CONCERNING THE EFFECT

OF DENYING THE VARIANCES. THE APPLICANT HAS PREPARED SOME INFORMATION IN REGARD TO THAT AND I BELIEVE HE HAS MET WITH MOST OF YOU OR YOUR AIDES. STAFF IS AVAILABLE TO ANSWER ANY QUESTIONS YOU MAY HAVE. YOUR OPTIONS BASICALLY ARE TO EITHER APPROVE THE APPEAL AND THERE BY DENY THE SITE PLAN, TO DENY THE APPEAL AND THERE BY APPROVE THE SITE PLAN AS IT WAS PRESENTED TO YOU OR TO DENY THE APPEAL, BUT REQUIRE MODIFICATIONS TO THE SITE PLAN AS YOU DEEM NECESSARY TO BRING IT INTO COMPLIANCE WITH CITY CODE. WHILE BE GLAD TO ANSWER ANY QUESTIONS.

Mayor Wynn: JUST AS A SUMMARY REVIEW FOR US MR. ZAPALAC, THE VARIANCES WERE WHAT?

THERE ARE THREE VARIANCES -- THERE ARE TWO VARIANCES AND ONE WAIVER. ONE WAIVER IS TO REDUCE THE WIDTH OF THE BUFFER ALONG THE HILL COUNTRY ROADWAY FROM 100 FEET TO 50 FEET. AND THAT WAS RECOMMENDED BY STAFF AND THE ZONING AND PLATTING COMMISSION. SECOND VARIANCE WAS TO ALLOW CONSTRUCTION OF A DRIVEWAY AND PARKING ON SLOPES IN EXCESS OF 15%. THAT WAS RECOMMENDED BY STAFF, THE ENVIRONMENTAL BOARD AND THE ZONING AND PLATTING COMMISSION WITH CONDITIONS. AND THE THIRD VARIANCE WAS TO ALLOW IMPERVIOUS COVER OF 25% IN THE WATER QUALITY TRANSITION ZONE INSTEAD OF 18% AS THE ORDINANCE WOULD ALLOW. THAT VARIANCE WAS NOT RECOMMENDED BY STAFF, BUT IT WAS RECOMMENDED BY THE ZONING AND PLATTING COMMISSION AND THE ENVIRONMENTAL BOARD.

Mayor Wynn: THANK YOU VERY MUCH. SO COUNCIL, QUESTIONS? COUNCILMEMBER MCCRACKEN.

McCracken: I WONDERED IF WE COULD HAVE JIM POTTER PERHAPS COME AND EXPLAIN -- EXPLAIN TO ME HOW THE IMPERVIOUS COVER TO CHANGE HAPPENED, AND I THOUGHT IT WAS PRETTY COMPELLING. SO IF YOU COULD COME AND EXPLAIN IT, YOU COULD DO A BETTER JOB THAN I COULD DO.

Mayor Wynn: WELCOME, MR. POTTER.

THANK YOU VERY MUCH. I'M JIM POTTER AND MAYOR AND COUNCIL. I BROUGHT SOME PICTURES HERE IF YOU WOULD LIKE TO LOOK AT THEM. THE THIRD PICTURE WILL BE OF THE CULVERT THAT HAS BEEN IN QUESTION THAT HAS BEEN CEMENTED IN. IT'S ABOUT 12,000 SQUARE FEET OF CULVERT THAT HAS BEEN ALTERED -- IT WILL COME UP IN A SECOND. IT TAKES ABOUT FIVE SECONDS. THAT HAS ALTERED THAT DRAINAGE IN THAT TRIBUTARY. ON THE OTHER SIDE WHERE IT FLOWS THROUGH TO -- UNDERNEATH 2020, AGAIN, IT'S A CEMENT RIVER BED AND CULVERT. AND JUST ONE MORE SECOND AND IT WILL COME UP AND YOU WILL BE ABLE TO TAKE A LOOK AT IT. THERE IT IS. THAT'S ALL CONCRETE FROM WHERE YOU STAND. AND THIS IS NOT EVEN ON MY PROPERTY. THIS IS OUTSIDE THE BOUNDARY OF MY PROPERTY, BUT LOOKING AT THE CULVERT JUST BEFORE IT FLOWS UNDER 2222. THE NEXT PICTURE WILL BE STANDING AT THE OTHER END LOOKING BACK THIS WAY, TOWARDS THE -- WHERE THE CULVERTS ARE. AND YOU CAN SEE THAT'S A MASSIVE CHANGE TO THE NORMAL RIVER BED IN THAT AREA. AND JIM BENNETT HERE IS A LOT MORE ARTICULATE AS FAR AS BEING ABLE TO EXPLAIN THE INTRICACIES OF THIS RIVER BED AND CHANGING OF IT. HE'S HERE AND IF HE COULD COME UP, I'D LIKE FOR HIM TO MAKE A FEW COMMENTS TO THE SPECIFICS AS TO WHY THAT CHANGE SHOULD NOT BE CONSIDERED AS FAR AS AN IMPERVIOUS COVER.

McCracken: JIM, YOU HAD ALSO EXPLAINED TO ME ABOUT HOW THERE HAD BEEN A RIGHT-OF-WAY PUT IN.

IT'S RIGHT THERE. THERE'S ABOUT 80 FEET OF RIGHT-OF-WAY THAT THE CITY TOOK WHEN THEY INCREASED THE RIGHT-OF-WAY ALONG 2222. AND AS YOU CAN SEE, THAT AREA IS REAL FLAT RIGHT NOW. WE COULD HAVE BUILT ON THAT OR AT LEAST COUNT THAT TOWARDS OUR 100 FEET SET BACK AND WE WOULDN'T BE ASKING FOR THAT IF WE HAD THAT, BUT WE DON'T. SO IF YOU WERE TO TAKE 100-FOOT ADDITIONAL SET BACK FROM OUR PROPERTY LINES, IT TAKES AWAY ALMOST HALF OF THE BUILDABLE PROPERTY THAT WE HAVE REMAINING. WE HAVE OUT OF THE 4.7 ACRES, ABOUT TWO ACRES THAT ARE BUILDABLE. AND THIS

100-FOOT BY 340-FOOT SECTION, PROBABLY THE MOST BUILDABLE AREA I OWN IS PROBABLY AN ACRE. SO WE WILL BE LEFT WITH ABOUT AN ACRE LEFT, WITHOUT HAVING TO GO FURTHER UP. AS YOU CAN SEE WITHOUT HAVING TO GO FURTHER UP ON THE HILLSIDE AND THAT MAKES IT CLOSER TO THE NEIGHBORHOODS.

McCracken: IF THAT RIGHT-OF-WAY HAD NOT BEEN TAKEN FROM YOU AND YOU WOULD HAVE BEEN ABLE TO USE THAT AS PART OF YOUR CALCULATIONS FOR IMPERVIOUS COVER, WOULD YOU BE AT 18% IMPERVIOUS COVER?

THE ANSWER WAS NO, HE DID NOT BELIEVE SO.

McCracken: I THOUGHT I UNDERSTOOD SOMETHING EARLIER THAT WAS DIFFERENT FROM YOU.

Mayor Wynn: FURTHER QUESTIONS, COMMENTS?

THE PICTURES YOU SEE NOW ARE SOME OF THE ITEMS ON THE PROPERTY THAT WE WILL BE REMOVING.

McCracken: LET ME ASK YOU SOMETHING. WHY ARE YOU REQUESTING TO HAVE MORE IMPERVIOUS COVER THAN THE LAW CALLS FOR?

THE TRANSITION ZONE COVERS MOST OF THE BUILDABLE AREA THAT WE'RE IN. TAKE THAT AWAY, WE HAVE NOTHING THAT WE CAN BUILD ON IN THE TRANSITION ZONE. SO BY BUILDING -- SO WE HAVE TO BUILD IN THAT AREA, WHICH IS CALLED THE TRANSITION ZONE NOW. WHAT WE'RE SAYING IS THAT TRANSITION ZONE WAS ALTERED SINCE THAT WAS PLACED OR SINCE THAT WAS DETERMINED THAT WAS THE TRANSITION ZONE, BY THAT BIG CULVERT THAT YOU SAW. IT HASN'T BEEN RESURVEYED SINCE THEN. THEY'RE STILL COUNTING THAT AS A TRANSITION ZONE. AND IF -- SO WE HAVE TWO ACRES OF BUILDABLE AREA. IF WE CAN'T BUILD ON IT, WE CAN'T BUILD IN THERE AT ALL. YOU CAN'T PUT ANYTHING IN THERE. SO THAT'S WHY WE HAVE TO HAVE THE IMPERVIOUS COVER WAIVER SO WE CAN BUILD IN THAT AREA. AND THAT CULVERT RIGHT THERE HAS CHANGED THE WHOLE DYNAMICS OF IT BECAUSE IT'S NO LONGER A

TRANSITION ZONE.

McCracken: I GUESS WHAT I'M TRYING TO FIGURE OUT THEN IS IF IT WEREN'T FOR THE RIGHT-OF-WAY AND THE CULVERT, IF THOSE HAD NOT BEEN TAKEN -- EITHER BUILT OR TAKEN FROM YOUR PROPERTY, WOULD YOU HAVE BEEN ABLE TO BUILD AN 18% IMPERVIOUS COVER, THE PROPOSAL THAT YOU HAVE BEFORE US?

THAT I DON'T KNOW BECAUSE I DON'T KNOW WHAT HOW THE -- I DON'T KNOW HOW THE CALCULATIONS COME OUT. THAT'S WHAT I HAVE THE ENGINEER FOR AND JIM BENNETT.

McCracken: MAYBE, JIM BENNETT, IF YOU COULD GIVE GUIDANCE ON THAT.

COUNCILMEMBER MCCRACKEN, I DON'T THINK THE ENGINEER UNDERSTOOD YOUR QUESTION AWHILE AGO. IF WE HAD THE RIGHT-OF-WAY BACK WE WOULD BE ALL RIGHT ON THE IMPERVIOUS COVER. IS OUR CONVERSATIONS THAT WE WERE JUST HAVING. SO TO CORRECT THAT ANSWER, WHEN HE SAID NO AWHILE AGO, IF WE HAD THAT WE WOULD BE UNDER THE ALLOWABLE IMPERVIOUS COVER. MR. POTTER HAD INDICATED TO YOU THAT PERHAPS THE CREEK BED CHANGED OR WHATEVER WHEN TXDOT PUT IN THE CHANNEL. I THINK THE CREEK BED WAS IN THAT LOCATION, AND TXDOT CAME IN AND PUT IN THE CON CONCRETE RIF RALPH AND THE LINER AS WELL AS THE BOX CULVERTS ON BOTH SIDES OF THE STREET. SO THE TRANSITION ZONE TECHNICALLY BY CODE IS THERE, BUT IN DISCUSSIONS WITH THE ENVIRONMENTAL BOARD AND THE ZONING AND PLATTING COMMISSION, BECAUSE OF TXDOT'S IMPROVEMENTS TO THAT CHANNEL, THEY DIDN'T FEEL LIKE - - EVEN THOUGH TECHNICALLY IT MET THE CODE REQUIREMENTS FOR TRANSITION ZONE, THAT BECAUSE IT HAD BEEN VIOLATED BY THAT CONSTRUCTION THAT IT PERHAPS WASN'T NECESSARILY PRACTICALLY A TRANSITION ZONE I GUESS IS THE BEST WAY TO EXPLAIN THAT. THE CREEK CHANNEL I DON'T THINK CHANGED ANY. TXDOT JUST DID THE CONCRETE REINFORCEMENT ON THAT END OF THE CREEK.

Mayor Wynn: COUNCILMEMBER DUNKERLEY. DUNK DID YOU

Dunkerley: THIS IS FOR STAFF. A COUPLE OF QUESTIONS. FROM THE EXPLANATION THAT MR. BENNETT GAVE, WAS THAT THE REASONING OF THE ENVIRONMENTAL BOARD WHEN THEY WENT AHEAD AND APPROVED THAT TRANSITION -- THAT VARIANCE IN THE TRANSITION ZONE NEXT TO THE CULVERT?

YES. PAT MURPHY, WATERSHED PROTECTION. YES, I BELIEVE THAT WAS THE REASON THEY FELT THAT THEY COULD SUPPORT THAT VARIANCE, BECAUSE OF THE FACT THAT IT WAS ESSENTIALLY A CONCRETE LINED CHANNEL.

Dunkerley: ON THE OTHER SIDE OF THE PROPERTY WHERE THERE ARE SOME TREES THERE THAT ARE MARKED THAT WON'T BE TAKEN DOWN, IN THE STAFF RECOMMENDATION TO DO THE 50-FOOT BUFFER, DOES THAT ALSO INCLUDE MORE INTENSIVE BUFFERING THERE OR PLANNING ALONG THAT AREA?

YES, THAT'S CORRECT. THE BUFFER EXTENDS 50-FOOT BEYOND THAT FENCE THAT YOU SAW ON THE PHOTOGRAPH A FEW MINUTES AGO THAT MR. PONDER SHOWED. AND THOSE EXISTING TREES THAT OCCUR IN THERE WOULD REMAIN AS WELL AS THERE WOULD BE ADDITIONAL PLANTINGS TO INTENSIFY THE BUFFERING PROVIDED IN THAT 50 FEET.

Dunkerley: AND EVIDENTLY THE STAFF THOUGHT THAT THE ADDITIONAL BUFFERING WOULD PROBABLY COMPLY WITH THE INTENT OF THE BUFFERING IN GENERAL TO MAKE IT A MORE ATTRACTIVE DRIVE ALONG 2222.

YES, THAT'S CORRECT. WHEN WE EVALUATED THE EFFECT OF REDUCING THE BUFFER, WHAT WE WERE LOOKING AT IS WHETHER THE SITE WOULD STILL BE BUFFERED WITH THAT REDUCTION. WHEN WE HAVE A SITE THAT IS SMALL, THAT BUFFER WIDTH IS REDUCED TO A MAXIMUM OF 20% OF THE SITE. BECAUSE THIS SITE IS SO BIG, THAT RULE WOULDN'T APPLY AND THE 100-FOOT APPLIES, BUT THERE ARE CASES WHERE THE BUFFER IS SMALLER THAN 100 FEET. WHAT WE LOOK AT IS THE ABILITY OF THE EXISTING VEGETATION. WE

LOOK AT THE DIFFERENCE IN THE TOPOGRAPHY BETWEEN THE ROADWAY AND THE BUILDABLE SITE AND WE LOOK AT OFTEN TIMES, MANY TIMES THE BUFFER ON SITE HAS COMPLETELY BEEN CLEARED BY AGRICULTURE, SO WE HAVE ABSOLUTELY NO VEGETATION OTHER THAN GRASS, SO WE ROUTINELY REQUIRE THOSE AREAS TO BE RESTORED WITH MATERIALS THAT WILL BUFFER THE SITE AND MATURE.

THE SINGLE-FAMILY HOUSES ARE BACK ACROSS FROM WHERE THE GREEN SPACE IS ON THAT MAP. COULD YOU KIND OF POINT OUT WHERE? IS IT BACK --

SURE, I DON'T KNOW WHERE THE REMOTE IS.

Dunkerley: THERE'S A MAP IN FRONT. IF YOU COULD POINT OUT WHERE THE SINGLE-FAMILY HOUSE IS. I THINK IT'S BACK TOWARDS THE BACK OF THE PROPERTY.

SOME SINGLE-FAMILY RESIDENCES THAT ARE LOCATED NEAR THIS SITE. THIS IS AN EXISTING MULTI-STORY OFFICE BUILDING HERE AT THIS LOCATION. AND THEN THERE ARE SOME SINGLE-FAMILY RESIDENCES CERTAINLY THAT YOU CAN SEE PROMINENTLY FROM 2222. THERE'S ONE PARTICULARLY LARGE ONE I BELIEVE THAT OCCURS RIGHT IN THIS AREA HERE, SO YES, THERE ARE SINGLE-FAMILY RESIDENCES BUILT AROUND THIS STRUCTURE.

DUNKERLEY: THEY'RE MORE TOWARD THE BACK?

YES.

Dunkerley: THANK YOU.

Mayor Wynn: FURTHER QUESTIONS, COMMENTS? MAYOR PROTEM.

Goodman: PATRICK, LET ME ASK YOU ABOUT THE CULVERT. TYPICALLY A CREEK BED HAS TO BE GIVEN THAT KIND OF TREATMENT BECAUSE DEVELOPMENT HAS ADDED RUNOFF AND VELOCITY, VELOCITY TO THE AREA. WHICH IS WHY WE HAVE THINGS LIKE THIS, THE HILL COUNTRY ORDINANCE AND WATER QUALITY ORDINANCES. THAT THE REASON FOR

THIS ARTIFICIAL TREATMENT...

I BELIEVE THIS WAS DONE BY TXDOT AS 2222 WAS DEVELOPED PRIMARILY TO PROTECT THE ROADWAY, TO ENSURE THAT THE WATER DID NOT GET UP ON THE ROADWAY WHEN THERE WAS A FLOOD EVENT AND TO ENSURE THAT IT WOULD PASS SAFELY ON TO THE ROAD WITHOUT ERODING THE STRUCTURE OF THE ROADWAY ITSELF. AND UNFORTUNATELY, IF YOU LOOK ALL ALONG THE 2222 CORRIDOR, ESPECIALLY AS YOU GET ALONG THIS POINT ON UP ACROSS 360, YOU'LL SEE THAT PRETTY MUCH THAT WHOLE CHANNEL IN THAT AREA HAS BEEN CONCRETE LINED. THAT WAS DONE AS PART OF THE ROADWAY CONSTRUCTION. IT IS NOT SOMETHING THAT WE ENCOURAGE IN OUR CODES, BUT AS YOU'RE PROBABLY AWARE, WE DON'T HAVE MUCH AUTHORITY OVER THOSE PROJECTS, IF ANY, RELATIVE TO THAT. I WILL SAY ONE OTHER THING THAT OUR CODE DOES NOT DIFFERENTIATE BETWEEN A CONCRETE LINED CHANNEL AND A NATURAL CHANNEL. AND THE REASON THESE SETBACKS ARE THERE IS IT'S SOLELY BASED ON THE DRAINAGE AREA FOR AN OPEN WATERWAY. AND SO THERE IS NO DIFFERENTIATION BETWEEN A CONCRETE LINED CHANNEL AND AN EARTHEN CHANNEL BETWEEN THESE SETBACKS. THEY'RE EXACTLY THE SAME. THE BOARD, WHEN THEY LOOKED AT THIS, FELT THAT THE FACT THAT IT HAD BEEN MODIFIED AND CONCRETE LINED WAS PERHAPS A COMPELLING REASON TO RECOMMEND THAT VARIANCE.

Mayor Wynn: THANK YOU, MR. MURPHY. FURTHER QUESTIONS, COMMENTS? AGAIN, I'LL JUST SAY THE FACT THAT WE HAVE THE UNANIMOUS APPROVAL FROM THE ENVIRONMENTAL BOARD TO PARTICULARLY ENVIRONMENTALLY SENSITIVE ISSUES SPEAKS VOLUMES BECAUSE THAT'S NOT USUALLY THE CASE. IT MAKES A COMPELLING STATEMENT FOR STAFF AND THE ENVIRONMENTAL BOARD TO ALL AGREE ON THESE VARIANCES. I'LL ENTERTAIN A MOTION. IF NO FURTHER COMMENTS, I'LL ENTERTAIN A MOTION ON ITEM 49.

I MOVE FOR APPROVAL.

Mayor Wynn: COUNCILMEMBER, I GUESS WHAT YOU'RE

SAYING IS YOU MOVE DENIAL OF THE APPEAL OF THE APPROVED VARIANCES.

Thomas: RIGHT.

LET ME HELP YOU. IF IT IS YOUR DESIRE THAT THE DECISION OF THE ZONING AND PLATTING COMMISSION REMAIN IN EFFECT, THEN YOU WOULD MOVE TO DENY THE APPEAL.

Thomas: I MOVE TO DENY THE APPEAL.

SECOND.

Mayor Wynn: MOTION MADE BY COUNCILMEMBER THOMAS, SECONDED BY COUNCILMEMBER MCCracken TO DENY THIS APPEAL. FURTHER COMMENTS? COUNCILMEMBER SLUSHER.

Slusher: IF WE COULD GO INTO -- IF WE CAN DESCRIBE HOW THAT MOTION DIFFERS FROM THE STAFF RECOMMENDATION AND THE ENVIRONMENTAL RECOMMENDATION.

COUNCILMEMBER, THAT MOTION WOULD BE CONSISTENT WITH THE ENVIRONMENTAL BOARD RECOMMENDATION. THE ONLY DIFFERENCE WITH THE STAFF RECOMMENDATION IS THE STAFF DID RECOMMEND DENIAL OF ONE OF THE VARIANCES, AND THAT WAS TO INCREASE THE IMPERVIOUS COVER WITHIN THE TRANSITION ZONE. STAFF RECOMMENDED DENIAL OF THAT VARIANCE, BUT THE ENVIRONMENTAL BOARD AND THE ZONING AND PLATTING COMMISSION BOTH RECOMMENDED APPROVAL.

Slusher: DID STAFF CHANGE ITS RECOMMENDATION BASED ON THOSE ACTIONS?

NO, WE DO NOT. STAFF RECOMMENDATION -- IT STILL REMAINS THAT WE DID NOT AND DO NOT RECOMMEND THAT VARIANCE, BUT THOSE DECISIONS ARE TYPICALLY END AT THE ZONING AND PLATTING COMMISSION, BUT OUR POSITION DID NOT CHANGE THROUGH THE PROCESS, AND STILL OUR RECOMMENDATION IN THE FILE IS RECOMMENDED AGAINST THAT VARIANCE.

Mayor Wynn: FURTHER COMMENTS? MAYOR PRO TEM.

Goodman: HAS THE MOTION BEEN SECONDED?

Mayor Wynn: YES.

Goodman: THE MOTION LAST TIME, AS I RECALL BY COUNCILMEMBER SLUSHER, WAS TO -- I'M GETTING CONFUSED NOW. BUT TO LET THEM --

Slusher: IT WAS STAFF RECOMMENDATION WAS MY MOTION.

Goodman: OKAY. AND THEN MY HOPED FOR AMENDMENT WAS TO DENY ALONG WITH THE INCREASE OF IMPERVIOUS COVER THE REDUCTION TO A 50-FOOT SET BACK. AND IN ESSENCE LEAVING ONE OF THE THREE, AND THAT'S THE DRIVEWAY FOR SLOPES. AND THE REASON THAT I SUPPORTED THAT IS BECAUSE SOME OF US MAY NOT REMEMBER WHY THE HILL COUNTRY ORDINANCE WAS PASSED IN THE FIRST PLACE. IT WAS TO KEEP TO A MINIMUM THE INTRODUCTION OF ANY KIND OF COMMERCIAL AND EVEN RESIDENTIAL BUSINESS USE THAT WOULD TAKE OUT THE NATURAL BUFFER THAT EXISTED AND TO KEEP THAT ROADWAY ONE OF THE BEAUTY OF THE HILL COUNTRY THAT IT HAS. AND SO VARIANCES WERE EXPECTED TO BE FEW AND FAR BETWEEN. AND ALONG WITH THE WATER QUALITY ORDINANCES, THE IMPERVIOUS COVER, BECAUSE THE SLOPES ARE VERY STEEP THERE AND IT IS VERY DIFFICULT TO DEVELOP THERE, AND THE HILL COUNTRY ORDINANCE WAS NOT SUPPOSED TO MAKE THAT EASIER. MANY OF THESE SITES ARE IN FACT, IN MY OPINION, UNDEVELOPABLE. AND I DON'T THINK WE SHOULD BE TAKING ADVANTAGE OF VARIANCES TO ADD IN MORE THAN WHAT WAS ORIGINALLY ENVISIONED. ALONG WITH THE HILL COUNTRY ORDINANCE THERE WERE OTHER ORDINANCES OR POLICIES THAT WERE PUT INTO PLACE THOSE MANY YEARS AGO, AND THEY'VE OFTEN TIMES GONE THE WAY OF THE WIND, BUT THEY WERE THERE FOR A REASON, AND THE GOAL WAS KEEP THIS SCENIC ROADWAY WHERE VARIANCES WOULD BE GIVEN ONLY WHEN TRADE-OFFS WERE MADE BY A DEVELOPER OR A PROPERTY OWNER THAT WERE WORTHWHILE. I DON'T SEE ANY OF THAT HERE. I SEE STEEP SLOPES THAT ALLOW A SMALL DEVELOPABLE NET SITE AREA, AND THAT'S JUST HOW

IT IS ALONG THIS ROAD. SO ALTHOUGH I UNDERSTAND DR. POTTER'S NEED, HIS DESIRE, FOR ME THIS IS NOT THE PLACE WHERE YOU CAN DO IT. IT IS A PROPERTY OF STEEP SLOPES, FURTHER IN, THAT 100-FOOT BUFFER IS VERY POSSIBLE, VERY VIABLE. THE IMPERVIOUS COVER LIMIT IS VERY REASONABLE FOR A SMALL OFFICE. AND I DON'T SEE THE NEED FOR THE VARIANCES. I DO SEE THAT THIS NEGATES THE REASON FOR THE ORDINANCE.

Mayor Wynn: THANK YOU, MAYOR PRO TEM. ANY OTHER COMMENTS, QUESTIONS? SO WE HAVE A MOTION AND A SECOND ON THE TABLE TO DENY THE APPEAL, THERE BY UP HOLDING THE TOTAL -- ALL THREE VARIANCES BY THE ZONING AND PLATTING COMMISSION. FURTHER COMMENTS? HEARING NONE, ALL THOSE IN FAVOR, PLEASE SAY AYE.

AYE.

Mayor Wynn: OPPOSED?

NO.

Mayor Wynn: MOTION PASSES ON A VOTE OF FOUR TO THREE WITH THE MAYOR PRO TEM, COUNCILMEMBER ALVAREZ AND COUNCILMEMBER SLUSHER VOTING NO. THANK YOU ALL. SO COUNCIL, I THINK THAT ONLY LEAVES US WITH ITEM NUMBER 50, WHICH IS AN ITEM FROM COUNCIL SPONSORED BY MYSELF, MAYOR PRO TEM AND COUNCILMEMBER DUNKERLEY, THE GOAL OF WHICH -- HAVING TWO FUNDAMENTAL GOALS. ONE IS TO DIRECT THE CITY MANAGER AS TO WHEN SHE SHOULD BEGIN HER PUBLIC HEARING BRIEFINGS AT THE CITY COUNCIL MEETING WITH REGARDS TO A POTENTIAL UPCOMING BOND ELECTION FOR THE CITY OF AUSTIN, LIKELY, FRANKLY NEXT YEAR OR NEXT CALENDAR YEAR. THEN ALSO TO AGREE UPON A STRUCTURE OF THAT CITIZEN ADVISORY COMMITTEE, NOT TO APPOINT THOSE PEOPLE TODAY, BUT SIMPLY TO PASS A RESOLUTION THAT SETS UP THE STRUCTURE OF THAT COMMITTEE AND THEREFORE WE CAN THEN GO BACK TO OUR RESPECTIVE OFFICES AND FIND THOSE APPOINTEES. SO CURRENTLY, HOPEFULLY BEFORE YOU SOMEWHERE IS THE BACKUP, ITEM NUMBER 50, THE RESOLUTION, A NUMBER OF WHEREAS TALKING ABOUT THE CHALLENGE OF GROWTH

IN OUR COMMUNITY AND THE NEED FOR THE BOND ELECTIONS. SO THE BE IT RESOLVED AGAIN HAS TWO PARTS. THE STRUCTURE AS PRESENTED IN THIS DRAFT, THE STRUCTURE WOULD BE 27 PEOPLE WOULD SERVE ON THIS COMMITTEE. 21 OF THEM WOULD BE ACTIVE VOTING MEMBERS AND SIX WOULD SERVE AS EX-OFFICIO NON-VOTING MEMBERS AND TECHNICALLY, LIKELY EVEN NON-CITY OF AUSTIN RESIDENTS. THE 21 VOTING MEMBERS WOULD CONSIST OF SEVEN MEMBERS, PREFERABLY THE SEVEN CO-CHAIRS OF THE SEVEN ENVISION CENTRAL TEXAS IMPLEMENTATION COMMITTEES, AS THAT BOARD HAS BEEN STRUCTURED FOR QUITE SOME TIME, AND I DON'T HAVE THEM HERE IN FRONT OF ME, BUT WE'VE TALKED ABOUT THEM BEFORE. IT EVERYTHING FROM TRANSPORTATION, LAND USE, JOBS, HOUSING BALANCE, SOCIAL EQUITY, BEST PRACTICES. IT'S FUNDAMENTALLY WHAT WE'LL TRY TO DO WITH ALL OF OUR LAND USE DECISIONS. AND THE SECOND COMPONENT WILL BE 14 MEMBERS THAT SHALL BE APPOINTED DIRECTLY BY THE CITY COUNCIL, AND THAT WOULD BE TWO DIRECT APPOINTEES PER COUNCIL OFFICE. SO THOSE WOULD BE THE 21 VOTING MEMBERS OF THE COMMITTEE. AND THEN AS AN ACKNOWLEDGMENT OF ENVISION CENTRAL TEXAS AND JUST A CHALLENGE OF THIS FIVE-COUNTY REGION THAT AUSTIN CLEARLY SERVES AS THE CORE CITY OF, NUMBER ONE, WE FREQUENTLY -- THERE'S A FREQUENT CONVERSATION ABOUT POOR COMMUNICATION BETWEEN CITY INVESTMENTS AND/OR LAND USE DECISIONS AND AUSTIN INDEPENDENT SCHOOL DISTRICT. WE'LL MAKE A BIG LAND USE DECISION THAT LIKELY CREATES A LOT OF HOMES IN A CERTAIN AREA, AND AISD AT TIMES FEELS THEY WEREN'T -- FEEL THAT THEY WEREN'T CONSULTED WITH IN AN APPROPRIATE WAY. PERHAPS A WAY TO START TO ADDRESS THAT FUNDAMENTALLY IS TO HAVE -- IS TO ASK THE AISD BOARD OF TRUSTEES TO APPOINT AN EX-OFFICIO NON-VOTING MEMBER TO ATTEND AND SERVE ON THAT COMMITTEE IN A NON-VOTING FASHION TO PROMOTE THE ISSUES OF AISD, BUT ALSO COMMUNICATE THE ISSUES BETWEEN THOSE TWO. AND THEN LIKELY AND SIMILARLY THE SAME WITH ALL FIVE COUNTIES, INCLUDING TRAVIS, OF COURSE, IN THE REGION. THAT IS, WE ASK THE BASTROP, CALDWELL, HAYS AND WILLIAMSON COUNTY COMMISSIONERS COURT TO

APPOINT OR DESIGNATE A SINGLE EX-OFFICIO, NON-VOTING MEMBER TO SIT IN ON THE WORK OF THIS COMMITTEE WHICH LIKELY WILL OCCUR OVER MONTHS AND MONTHS. TO ENCOURAGE A BETTER DIALOGUE BETWEEN THOSE FIVE AND PARTICULARLY FRANKLY WITH TRAVIS COUNTY KNOWING THAT IT'S LIKELY THAT TRAVIS COUNTY MAY HAVE A BOND ELECTION EVEN BEFORE WE HAVE OURS. BECAUSE THAT'S THE DRAFT RESOLUTION IN FRONT OF US AND WE'LL ALSO SICHLY DECIDE ON WHICH DATES THE CITY MANAGER BEGINS HER SERIES OF PUBLIC PRESENTATIONS REGARDING THE TIMING -- LIKELY TIMING OF OUR CAPACITY AND THE SCALE OF OUR CAPACITY. SO I'LL OPEN IT UP TO DISCUSSIONS OR SUGGESTIONS? COUNCILMEMBER SLUSHER. MAYOR PRO TEM.

Goodman: I WAS GOING TO SAY OBVIOUSLY I THINK IT'S A GREAT IDEA.

Mayor Wynn: COUNCILMEMBER SLUSHER.

Slusher: 27 SEEMS A LITTLE LARGE TO ME, BUT I THINK THAT'S A NEGOTIATED NUMBER.

Mayor Wynn: AGAIN, KEEP IN MIND THAT 21 ARE THE VOTING MEMBERS AND SIX WILL SERVE IN A COMMUNICATION, SORT OF CONSULTING FASHION.

Slusher: 21 SEEMS A LITTLE BIG, BUT IF THEY DON'T MIND SPENDING A LOT OF TIME. IT WOULD CERTAINLY BE MORE REPRESENTATIVE THAN THE COUNCIL S HAVING TO PICK ONE PLUS THE ENVISION CENTRAL TEXAS. I LIKE THE IDEA OF HAVING -- YOUR IDEA OF HAVING THOSE ON THERE. I WANTED TO POINT OUT THAT THE IDEA ABOUT THE ENVISION CENTRAL TEXAS, I THINK THAT MAKES A LOT OF SENSE BECAUSE WE ARE TRYING TO BE MORE REGIONAL HERE. AND HOPEFULLY ALL THE ENTITIES IN THE REGION ARE TRYING TO BE -- THINK MORE REGIONALLY. BUT WE HAVE TO KEEP IN MIND THAT THERE ARE GOING TO BE A NUMBER OF BASIC SERVICE NEEDS IN THE CITY, AND THIS BOND ELECTION AS WELL. AND I ALWAYS THINK THAT'S OUR FIRST RESPONSIBILITY TO THE CITIZENS IS TO PROVIDE THE BASIC SERVICES. AND ON LAND -- WE TALKED ABOUT THAT. I THINK THAT'S VERY IMPORTANT AS WELL. ONE REASON WHY

PURCHASING LAND IS SO IMPORTANT HERE, ONE OF THE ENVIRONMENTAL REASONS, BUT ALSO TEXAS IS IN THE BOTTOM FIVE STATES, IT'S MY UNDERSTANDING, AS FAR AS HAVING PUBLIC LAND. THE OVERWHELMING MAJORITY OF IT IS PRIVATE LAND IN TEXAS. AND THERE ARE VERY FEW FEDERAL LANDS LIKE A LOT OF STATES IN THE WEST HAVE. THEY HAVE BIG BEND NATIONAL PARK, BUT THAT'S ABOUT IT AS FAR AS MAJOR LAND PRESERVATION BY THE FEDERAL GOVERNMENT. THE STATE HAS DONE A LOT IN THAT AREA -- HASN'T DONE A LOT IN THAT AREA EITHER, IN THIS AREA, THIS REGION RIGHT HERE IT'S BEEN ALMOST ENTIRELY THE CITY OF AUSTIN THAT'S PURCHASED LAND. SO WE NEED SOME PARTNERS IN THAT BECAUSE IT'S VERY, VERY IMPORTANT TO PRESERVE LAND. I DON'T THINK THERE'S A SINGLE TRACT THAT'S BEEN PURCHASED IN THIS REGION OR THE WHOLE STATE WHERE ANYBODY HAS COME BACK LATER AND SAID, DO YOU KNOW WHAT, THEY SHOULDN'T HAVE PRESERVED THAT TRACT, THEY SHOULDN'T HAVE BOUGHT THAT. I DON'T THINK THAT'S EVER HAPPENED, AND MAY NEVER HAPPEN. SO I'LL BE IN FAVOR OF NINE MORE OPEN SPACES, BUT WE DO HAVE TO BALANCE THAT AGAINST PROVIDING THE BASIC SERVICES IN THE CITY. ONE WAY WE CAN GET MORE LAND IS IF WE HAVE MORE PARTNERS AND COUNTIES IN PARTICULAR WOULD BE IMPORTANT IN THAT, SO I HOPE THEY'LL CONSIDER THAT BOTH ON THE EX-OFFICIO MEMBERS OF THIS COMMITTEE AND WHATEVER DELIBERATIONS THE COUNTIES TAKE UP AS WELL.

Mayor Wynn: THANK YOU, COUNCILMEMBER. FURTHER COMMENTS? I WILL SAY THAT IN ADDITION TO SEEING IF THERE'S AGREEMENT AS TO THE MAKEUP, THAT IS SEVEN PLUS 14 PLUS SIX, THEN ALSO I THINK IT WOULD BE IMPORTANT FOR US TO GO AHEAD AND LET THE CITY MANAGER KNOW WITH THIS RESOLUTION WHEN WE WOULD LIKE HER TO START THESE PUBLIC BRIEFINGS AND IN WHICH SEQUENCE. MY SUGGESTION WOULD BE THAT HERE WITHIN THE NEXT FEW WEEKS A 2:00 O'CLOCK BRIEFING AT A CITY COUNCIL MEETING WE HAVE AN OVERVIEW BRIEFING THAT ESSENTIALLY TELLS US THE TIMING CAPACITY OF OUR BOND CAPACITY AS WELL AS LIKELY THE SCALE OF IT. AND THAT THAT CAN'T BE PINNED PERFECTLY, BUT WE'LL HAVE A

GOOD IDEA WITHIN A FEW 10 OF MILLIONS OF DOLLARS
WHAT A FUTURE CAPACITY COULD BE. AND THEN PERHAPS
THAT COULD BE FOLLOWED UP WITHIN A COUPLE OF WEEKS
IN THAT COUNCILMEMBER SLUSHER POINTED OUT,
ESSENTIALLY A DEPARTMENTAL NEEDS ANALYSIS. THAT IS,
THE REASON WHY CITIES HAVE BOND ELECTIONS EVERY
FIVE TO SIX YEARS IS BECAUSE YOU HAVE IT TO REINVEST
IN YOUR INFRASTRUCTURE, IN YOUR FACILITIES, IN YOUR
WORKFORCE THROUGHOUT THE LIFE OF YOUR CITY. AND SO
I THINK IF WE START WITH A BRIEFING AS TO THE □
CAPACITY, FOLLOW THAT UP WITH A BRIEFING A FEW WEEKS
LATER AS TO DEPARTMENTAL NEEDS ANALYSIS AND THEN
ESSENTIALLY SEND THIS COMMITTEE ON THE WAY TO
CONTINUE THEIR OUTREACH AND WORK. COMMENTS? SO
WITH THAT, TECHNICALLY THE RESOLUTION IN FRONT OF US
DOESN'T INCLUDE THOSE DATES, NOR DOES IT INCLUDE THE
DATE AS TO WHEN WE WOULD WANT THE BOND ADVISORY
COMMITTEE TO REPORT BACK TO COUNCIL. I DON'T KNOW
THAT WE NEED TO MAKE THAT DECISION NOW BECAUSE
LIKELY THAT'S MONTHS AND MONTHS FROM NOW, BUT I
WOULD -- AND I BELIEVE THE CITY MANAGER IS PREPARED
AS SOON AS WE'RE READY TO BEGIN HER BRIEFING. SO A
PHILOSOPHY QUESTION HERE, COUNCIL, WOULD BE DO WE
WANT TO WAIT UNTIL WE HAVE THE COMMITTEE APPOINTED
BEFORE WE ASK THE CITY MANAGER TO BEGIN HER PUBLIC
BRIEFINGS? I GO OUT OF THE WAY THERE BECAUSE I KNOW
MY -- CHEERLY ONCE THE COMMITTEE IS FORMED, STAFF --
CITY STAFF WILL HAVE NUMEROUS WORKSHOPS WITH
THEM, WITH OUR PUBLIC FINANCE CONSULTANTS AND
GOING THROUGH A VERY RIGOROUS EDUCATION OF THE
BONDING PROCESS. I ALSO SEE THE ADVANTAGE OF WHEN
THE PUBLIC HEARS THIS BROAD BRIEFING AS TO CAPACITY
AND TIMING, THE COMMITTEE ALSO IS ALREADY IN PLACE
AND FRANKLY THE CITIZENS KNOW WHO TO CONTACT AND
START ASKING QUESTIONS FROM. I'M OPEN FOR
SUGGESTIONS.

McCracken: I THINK IT WOULD BE A GOOD IDEA TO HAVE THE
COMMITTEE APPOINTED SO WE CAN HAVE THE
OPPORTUNITY FOR ALL OF US TO BE THERE TOGETHER TO
PRESENT COMMUNITY TO COMMUNITY AND HAVE THE
PRESENTATION AT THE SAME TIME. AND I'LL JUST ADD I

WANT TO CONGRATULATE YOU, MAYOR, FOR DOING THIS. I THINK THAT WHEN ALL THIS WORK IS DONE WITH ENVISION CENTRAL TEXAS, THERE WAS CONCERN ABOUT WHETHER IT WOULD ACTUALLY BE IMPLEMENTED. SO I APPLAUD YOU FOR TAKING THE LEADERSHIP. YOU TAKE US TO THE REALITIES THAT PEOPLE WANT AND I'M GLAD WE'RE DOING THIS.

Mayor Wynn: THANK YOU, COUNCILMEMBER. FURTHER COMMENTS? I GUESS THE QUESTION WOULD BE -- I HAVE A LITTLE BIT OF CONCERN FRANKLY OF HOW LONG IT MIGHT TAKE ME TO COME UP WITH MY TWO INDIVIDUAL APPOINTMENTS. WE HAVE A COUNCIL MEETING THURSDAY, MARCH 10th, WHICH IS THREE FULL WEEKS FROM TODAY. I SUSPECT I COULD BE READY WITHIN THREE WEEKS. AND I KNOW THE CITY MANAGER HAS PROBABLY ALREADY READY BY THEN TO HAVE HER FIRST PRESENTATION. THERE'S A SPRING BREAK WEEK WITH NO COUNCIL MEETING, AND THEN THE 24TH OF MARCH WE HAVE ANOTHER COUNCIL MEETING, SO IT COULD BE THAT WE ON -- THAT ON THE 10th ON THE CONSENT AGENDA IN THE MORNING WE MAKE OUR INDIVIDUAL APPOINTMENTS, CONFIRM THE CHAIRS FROM THOSE ENVISION CENTRAL TEXAS APPOINTMENTS, LIKELY HAVE THE FEEDBACK FROM THE INDIVIDUAL COUNTY COMMISSIONERS COURTS, AND THEN THAT AFTERNOON HAVE THE FIRST BRIEFING FROM THE CITY MANAGER AND THEN TWO WEEKS LATER ON THE 24TH HAVE THE DEPARTMENTAL NEEDS ANALYSIS PUBLIC BRIEFING. AND PERHAPS BY THEN WE WOULD HAVE MORE-- AS A COUNCIL WE WOULD HAVE MORE DIRECTION TO THAT COMMITTEE AS TO WHAT -- THE SEQUENCE OF REPORTS BACK TO US AND THE TIMING OF THOSE REPORTS. COUNCILMEMBER SLUSHER.

Slusher: YOU'RE SAYING TO APPOINT THEM ON THE 10th AND HAVE THE INITIAL BRIEFING ON THE 10th AND HAVE THE FOLLOW-UP -- FOLLOWING BRIEFING ON THE 24TH? I THINK THAT SOUNDS GOOD TO ME.□□□□□□□□□□ -- AND SO IF YOU DON'T MIND WE CAN ADD THAT TO THIS RESOLUTION. I WOULD ACTUALLY SUGGEST THAT WE STRIKE ITEM NUMBER E, WHICH IS -- I THINK IT'S -- IT'S A LITTLE EARLY FOR US TO GO AHEAD AND DETERMINE NOW WHAT DATE THEIR FINAL REPORT SHOULD COME BACK TO US. THAT COULD BE LATE

IN THE CALENDAR YEAR, FOR INSTANCE. SO WITHOUT OBJECTION, LET'S STRIKE ALL OF E AND INSERT FOR E THE SCHEDULE THAT WE JUST TALKED ABOUT, THAT IS, HAVE THE CITY MANAGER CONDUCT PUBLIC BRIEFINGS AT THE MARCH 10th COUNCIL MEETING, THE 2:00 O'CLOCK BRIEFING MARCH 10th COUNCIL MEETING REGARDING TIMING AND CAPACITY. AND ON THE MARCH 24TH COUNCIL MEETING AT 2:00 O'CLOCK BRIEFING WITH THE DEPARTMENTAL NEEDS ANALYSIS. THEN OUR GOAL WOULD BE TO MAKE OUR INDIVIDUAL APPOINTMENTS THE MORNING OF -- ON THE COUNCIL AGENDA OF MARCH 10th. MAYOR PRO TEM.

Goodman: I'D LIKE TO CONGRATULATE YOU WITH KIND OF A MENCH MARK -- BENCHMARK MOVE, ESM WITH THE SEVEN -- ESPECIALLY WITH THE SEVEN EX-OFFICIO MEMBERS. AND I THINK WE AS A REGION CAN MAKE DECISIONS THAT WILL BE FAR REACHING AND SORT OF THE FUTURE INHABITANTS OF THIS REGION. IT WILL BE VERY IMPORTANT, THEY WILL HAVE VERY IMPORTANT JOBS BECAUSE THEY WILL HAVE TO BE AMBASSADORS AS WELL AS KEEPERS OF THE FLAME FOR NOT JUST AUSTIN. THERE ARE A LOT OF NEEDS. THERE ARE NOT GOING TO BE ENOUGH DOLLARS FOR THE NEEDS. WE HAVEN'T REACHED ANYWHERE NEAR THE KIND OF FINANCIAL PLACE WHERE WE CAN LOOK TO INITIATIVES LIKE WE USED TO BE ABLE TO DO. AND THAT TIME WILL COME AGAIN. BUT AS WE MOVE ON, THESE FOLKS WILL BE THE ONES THAT WILL HAVE TO BE LIAISONS WITH, FOR INSTANCE, BOARDS AND COMMISSIONS THAT WE HAVE IN THE CITY TO REALLY GET A CLOSE LOOK AT WHAT THE NEEDS ARE AND WHAT STRATEGIC MOVES WE CAN MAKE AND WHAT LEVERAGING KIND OF VALID ITEMS -- BALLOT ITEMS WE CAN PUT ON. SO THEY WILL BE VERY IMPORTANT AND I THANK THEM IN ADVANCE BECAUSE IT WILL BE HARD WORK. [ONE MOMENT, PLEASE, FOR CHANGE IN CAPTIONERS] .

Goodman: ... WE HAVE BEEN ABLE TO HAVE MEMBERS FROM BOARDS AND COMMISSIONS SERVE ON THAT BECAUSE THERE IS A -- THIS IS NOT A PERMANENT COMMITTEE. AND WE JUST HAVE TO FIGURE OUT THE WORDING FOR -- FOR WHEN THEY'RE SWORN IN. DO THEY EVEN HAVE TO BE SWORN IN?

I'M LOOKING AT SANDY ZIMMERMAN, OUR EXPERT ON BOARDS AND COMMISSIONS, SHE'S SHAKING HER HEAD YES. ON A TEMPORARY TASK FORCE OR A TEMPORARY BOND COMMITTEE LIKE THIS, IT -- I BELIEVE THAT WE CAN DO THAT. AND WE CAN WAIVE THOSE RESTRICTIONS IF THEY ARE CODE RESTRICTIONS ANYWAY. SO I DON'T THINK THERE'S A PROBLEM.

GENERALLY SPEAKING, WHEN THE APPOINTMENTS COME, THOSE COME WITH A MOTION TO WAIVE THE REQUIREMENT FOR THE SPECIFIC APPOINTMENTS, YOU CAN DO IT WITH THE BOARD OR JUST DO IT WITH THOSE APPOINTMENTS.

JUST CAN OF MAKES SOME ACCEPTS PAUSE OF THE KINDS OF ISSUES THAT WE ARE TALKING ABOUT. FOLKS FROM TRANSPORTATION OR ENVIRONMENT OR PARKS OR -- THAT - - THAT THEY ALSO MAYBE COULD PROVIDE SOME GOOD INSIGHT INTO THE PROCESS AND THEN MY SECOND -- I GUESS APPEAL WOULD BE TO THE COUNCIL IN MAKING THE APPOINTMENTS BECAUSE I'M NOT SURE HOW DIVERSE OF A POOL OF CANDIDATES THE ENVISION CENTRAL TEXAS, YOU KNOW, RECOMMENDATIONS OR REPRESENTATIVES ARE GOING TO BE ON THE ADVISORY COMMITTEE. SO WE HAVE FOR -- ASSUMING YOU KNOW THAT THEY DON'T HAVE THAT MUCH REPRESENTATION, POTENTIALLY, THEN IN TERMS OF ETHIC DIVERSITY OR EVEN GEOGRAPHIC DIVERSITY, THERE'S 14 APPOINTMENTS THAT WE HAVE, YOU KNOW, TO TRY TO SORT OF BALANCE IT OUT AND SO IF WE CAN FIND OUT WHAT THE ENVISION CENTRAL TEXAS SORT OF AS QUICKLY AS WE CAN, SEE WHAT WE HAVE TO DO WITH OUR APPOINTMENTS TO MAKE SURE THAT -- THAT VARIOUS INTERESTS ARE -- ARE AT THE TABLE AND REPRESENTED.

Mayor Wynn: AGREED. I THINK -- WELL, MY INSTINCT IS THAT EVERYBODY HAS THAT SAME GOAL. FRANKLY THAT'S WHY THAT -- I THINK WE STARTED AT 7 DIRECT APPOINTEES, GREW IT TO 14 TO MAKE SURE THAT THE COMMUNITY IS VERY WELL REPRESENTED GEOGRAPHICALLY, ETHNICALLY, YOU KNOW, INDUSTRY CLUSTERS ALL OF THE DIFFERENT ADVOCACY GROUPS. THANK YOU. I SHOULD SAY, ALSO, PAINT OUT THAT I HAVE SPOKEN WITH ALL FIVE COUNTY JUDGES, VERY RECEPTIVE TO THE IDEA AND LIKE THE IDEA. SO I THINK THEY ARE GOING TO TAKE IT

SERIOUSLY AND THE SAME THING WITH AISD. FURTHER COMMENTS? COUNCILMEMBER THOMAS?

Thomas: JUST WANT TO COMMEND YOU FOR YOUR LEADERSHIP ROLE ON THIS ISSUE. AND, ALSO, TO -- TO I GUESS DITTO TO -- FOR COUNCILMEMBER SLUSHER WAS SAYING, THAT I'M GOING TO BE VERY ADAMANT ABOUT THE DEPARTMENT NEEDS. IT'S WHEN WE GET READY TO DO THAT BECAUSE I THINK WE DID A FAIRLY EXCELLENT JOB ON THE '98 BOND MONIES, LIKE WE NEED TO CONTINUE IN THAT AREA. ALTHOUGH WE DO NEED A SUPPORT WITH THE REGION ENVISION CENTRAL TEXAS IS TRYING TO DO BECAUSE IT IS THE PEOPLE THAT HAVE WORKED HARD WITH THAT PARTICULAR GROUP HAVE MADE A STATEMENT WHAT THEY REALLY WANTED IN THE REGION SO I THINK WE SHOULD BE VERY SUPPORTIVE OF THAT. BUT I COMMEND YOU AND THE REST OF THE COUNCILMEMBERS THAT BROUGHT THIS ITEM FORWARD.

ALL RIGHT.

THANK YOU, COUNCIL IN SUMMARY THE MAJOR RESOLUTION AGAIN WILL HAVE -- WILL HAVE THE CITIZEN BOND ADVISORY COMMITTEE WILL BE APPOINTED BY COUNCIL ON THURSDAY, MARCH -- MARCH 10th. WILL BE COMPRISED OF -- OF SEVEN CO-CHAIRS OF THE ENVISION CENTRAL TEXAS, SEVEN IMPLEMENTATION COMMITTEES, 14 DIRECT APPOINTEES BY THIS COUNCIL TWO APPOINTEES PER COUNCIL OFFICE, THEN WE WILL HAVE -- SIX NON-VOTING EX-OFFICIO MEMBERS, ONE TO BE APPOINTED BY THE AUSTIN INDEPENDENT SCHOOL DISTRICT BOARD OF TRUSTEES AND ONE EACH BY THE FIVE COUNTIES IN THE REGION, COUNTY COMMISSIONERS COURTS, WILLIAMSON, TRAVIS, BASTROP, CALDWELL, HAYS COUNTIES. AND THEN IN ADDITION WE WILL DIRECT THE CITY MANAGER TO -- TO A 2:00 BRIEFING ON TUESDAY, MARCH 10th, HAVE HER TIMING AND CAPACITY ON THE ANALYSIS AND THEN ON THURSDAY MARCH 24th, TWO WEEKS LATER, THE DEPARTMENTAL NEEDS ANALYSIS AND BY THAT DATE WE WILL THEN LIKELY HAVE A RESOLUTION THAT WILL INSTRUCT THE BOND COMMITTEE ON CERTAIN TIMING FOR CERTAIN REPORTS. SEEMS LIKE I'M FORGETTING ONE THING ABOUT THIS. IN MY -- SO I GUESS WE'LL ALSO PROBABLY HAVE TO COME BACK WHEN WE

MAKE THESE APPOINTMENTS ON MARCH 10th 10th, FOR INSTANCE, WE ARE GOING TO HAVE FOLKS FROM OUTSIDE OF OUR CITY, AT LEAST THE FIVE -- AT LEAST FOUR OF THE FIVE IN THEORY COUNTY APPOINTEES, SO WE WILL PROBABLY HAVE TO HAVE SOME WAIVER, I GUESS, EVEN THOUGH THEY ARE NON-VOTING, WAIVER OF A RESIDENCY REQUIREMENT OR SOMETHING TO THAT EFFECT.

YES, THAT'S RIGHT. MS. TERRY, ARE YOU COMFORTABLE ENOUGH WITH THE AMENDED RESOLUTION?

WE HAVE SUFFICIENT DIRECTION, SIR.

Mayor Wynn: OKAY. SO I'LL ENTERTAIN A MOTION. ACTUALLY, MOTION MADE BY THE MAYOR PRO TEM. SECONDED BY COUNCILMEMBER DUNKERLY. TO APPROVE THIS AMENDED RESOLUTION ITEM NO. 50. FURTHER COMMENTS? HEARING NONE, ALL THOSE IN FAVOR PLEASE SAY AYE.

AYE.

Wynn: OPPOSED? MOTION PASSES ON A VOTE OF 7-0. THANK YOU VERY MUCH. MS. BROWN? OKAY? THERE BEING NO MORE BUSINESS, WITHOUT OBJECTION, WE STAND ADJOURNED. THANK YOU VERY MUCH. 8:07 P.M.

End of Council Session Closed Caption Log