

AGENDA



Recommendation for Council Action

Austin City Council	Item ID	54028	Agenda Number	22.
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Meeting Date:	1/28/2016	Department:	Economic Development
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Subject

Approve negotiation and execution of a reimbursement agreement with Trammell Crow affiliate TC GREEN WATER MASTER DEVELOPER, LLC, for the tree relocation and care services for a 28" diameter heritage live oak tree located on Block 185 of the former Green Water Treatment Plant for a total contract amount not to exceed \$125,500. Related to Items # 23 and # 43.

Amount and Source of Funding

Funding is available in the Fiscal Year 2015-2016 Capital Budget for the Economic Development Department.

Fiscal Note

A fiscal note is attached.

Purchasing Language:

Prior Council Action:

January 10, 2008 – Council approved Seaholm Development District Designation and initiated rezoning (Ordinance No. 20080110-075).
 February 14, 2008 – Council approved criteria and guidelines for Request for Proposals (Resolution No. 20080214-054).
 February 28, 2008 – Council approved evaluation criteria for Request for Proposals (Resolution No. 20080228-076).
 June 18, 2008 – Council authorized negotiation and execution of exclusive negotiating agreement with TC Austin Development, Inc., Construction Ventures, and USAA (Resolution No. 20080618-024).
 May 24, 2012 – Council approved an ordinance authorizing the City Manager to execute a Master Development Agreement with TC GREEN WATER MASTER DEVELOPER, LLC. for the sale and redevelopment of the property formerly occupied by the Green Water Treatment Plant; adopting building access and area of refuge requirements; waiving City Code Sections 25-1-112 and 25-8-641; and approving a managed growth agreement (Ordinance No. 20120524-012).

For More Information:

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Council Committee, Boards and Commission Action:

MBE / WBE:

Related Items:

Additional Backup Information

With approval of this action, the City and Trammell Crow will enter into a reimbursement agreement whereby the City will initially fund the relocation of the heritage tree currently located on Block 185, and Trammell Crow will reimburse the City for the cost of the tree relocation upon their purchase of Block 185. Additionally, Trammell Crow will have an obligation to provide post-relocation tree care for five (5) years. Trammell Crow will post fiscal in the amount of \$19,320 at execution of the reimbursement agreement for tree replacement in the event the tree does not survive the five year post-relocation period.

The City issued a solicitation for the sale and redevelopment of the former Thomas C. Green Water Treatment Plant (GWTP) in 2008. In 2012, Trammell Crow was selected to be the master developer of the site. Several mature trees, which did not interfere with the deconstruction of the treatment plant, were left in place pending finalization of Trammell Crow's redevelopment proposal. Although the Request for Proposals did not require retention of the trees, the Heritage Tree Ordinance (Ordinance No. 20100204-038) was adopted during the negotiation process, and Trammell Crow was encouraged to save all viable heritage trees by either incorporating them into the redevelopment plans or by relocating them when deemed feasible. In July of 2013, under the Master Development Agreement, the City and Trammell Crow entered into an ancillary agreement which implemented tree preservation goals on the GWTP site.

A tree assessment was performed on the trees located on the GWTP site and a 28" heritage Live Oak was determined a good candidate for relocation. A suitable site for relocation has been found on the west bank of Shoal Creek, adjacent to the New Central Library. The tree is estimated to be relocated to that site by March, 2016.