



**AUSTIN CITY COUNCIL HOUSING AND COMMUNITY DEVELOPMENT COMMITTEE
REGULAR MEETING MINUTES**

August 1, 2016

Committee Members in Attendance:

Sabino "Pio" Renteria, Chair
Ann Kitchen, Vice Chair
Gregorio Casar

Other Council Members in Attendance:

Mayor Pro Tem Kathie Tovo

CALL TO ORDER

The Council Housing and Community Development Committee convened in a regular meeting on Monday, August 1, 2016 at 301 West 2nd Street in Austin, Texas.

Chair Renteria called the Committee Meeting to order at 2:13 p.m.

1. Approval of Minutes

The June 6, 2016, minutes were approved on Council Member Casar's motion, Council Member Kitchen's second, by a 3-0 vote with Council Member Gallo off the dais.

2. Citizen Communication: General

The following citizens spoke during citizen communication:

Stuart Hersh

Jennifer McPhail

Sunshine Mathon

Heiwa Saloviz

3. Discussion and possible action on the report related to the effectiveness of density bonus programs on affordable housing. (SPONSOR: Council Member Renteria; CO 1: Council Member Casar)

Jessi Koch, Neighborhood Housing and Community Development, gave the presentation.

The following citizens spoke on the item:

Stuart Hersh

Fred Lewis

Ross Smith

The Committee voted on five recommendations separately; each is listed below.

On Council Member Casar's motion and Council Member Kitchen's second, the committee voted 3-0 (with Council Member Gallo off the dais) to adopt Staff's recommendation and recommend to the City Manager that he conduct a stakeholder process and identify code amendments that would increase the standardization and transparency across existing density bonus programs' both affordable housing formula and requirements and present recommendations for full Council consideration.

On Council Member Casar's motion and Council Member Kitchen's second, the committee voted 3-0 (with Council Member Gallo off the dais) to adopt Staff's recommendation and recommend to the City Manager that he explore the possibility of extending affordability periods in all density programs beyond their current terms and present recommendations for full Council consideration.

On Council Member Kitchen's motion and Council Member Casar's second, the committee voted 3-0 (with Council Member Gallo off the dais) to adopt Staff's recommendation and reaffirm Council's commitment that the City Manager add an anti-discrimination Housing Choice Voucher provision to all density bonus programs.

On Council Member Casar's motion and Council Member Kitchen's second, the committee voted 3-0 (with Council Member Gallo off the dais) to adopt Staff's recommendation and recommend to the City Manager that he amend the TOD Affordability Requirements to minimize requests for partial or full fee-in-lieu approval by

- Defining "compelling reason" for inability to provide on-site affordable units;
- Conduct a stakeholder group to identify what factors lead a developer to request fee-in-lieu (rather than on-site development of affordable housing requirements);
- Present recommendations for full Council consideration.

On Council Member Casar's motion and Council Member Kitchen's second, the committee voted 3-0 (with Council Member Gallo off the dais) to recommend that all motions approved by this committee move forward in concert with the comprehensive analysis of the existing density bonus programs and all efforts to expand the density bonus policy through the CodeNEXT process.

6. Consider agenda items for next regular meeting.

No items were discussed.

ADJOURN

Chair Renteria adjourned the meeting at 3:34 p.m. without objection.

The minutes were approved on this the 9th of December, 2016 on Council Member Casar's motion, Council Member Kitchen's second, by a 3-0 vote, with Council Member Gallo off the dais.