

**AUSTIN CITY COUNCIL  
MINUTES****WORK SESSION MEETING  
TUESDAY, AUGUST 21, 2018**

The City Council of Austin, Texas, convened in a work session on Tuesday, August 21, 2018 in the Council Chambers of City Hall, 301 West Second Street, Austin, Texas.

Mayor Pro Tem Tovo called the Council Meeting to order at 9:10 a.m.

**D. COUNCIL DISCUSSION**

Mayor Adler introduced the agenda for the August 9, 2018 Council meeting and allowed Council to give input or ask questions on any item posted on the agenda. Staff was available to provide verbal responses to Council questions. Discussion was held on the following items taken from Thursday's agenda.

20. Approve phased recommendations for the improvement of the Seaholm Waterfront, a 3 acre park site, which includes the Seaholm Intake Building. District(s) Affected: District 9.
65. C14-2018-0063 - 12427 Tech Ridge Boulevard - District 7 - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 12427 Tech Ridge Boulevard (Walnut Creek Watershed). Applicant Request: To rezone from community commercial (GR) district zoning to general commercial services-conditional overlay combining (CS-CO) district zoning. Staff Recommendation: To grant general commercial services-conditional overlay combining (CS-CO) district zoning. Zoning and Platting Commission Recommendation: To grant general commercial services-conditional overlay (CS-CO) combining district zoning. Owner/Applicant: Tech Ridge Phase VI, LP (Paul M. Juarez). Agent: Metcalfe Wolff Stuart & Williams (Michele Rogerson Lynch). City Staff: Sherri Sirwaitis, 512-974-3057. District(s) Affected: District 7.
77. Approve a resolution directing the City Manager to develop recommendations regarding amendments to City Code and regulating plans necessary to recalibrate density bonus program affordability requirements and fee-in-lieu requirements, and return to council with recommendations by February 15, 2019. Council Sponsors: Mayor Steve Adler, Mayor Pro Tem Kathie Tovo, Council Member Sabino 'Pio' Renteria, Council Member Alison Alter.

**Direction was given to staff to attach the report as backup to the August 23, 2018 agenda.**

82. Conduct a public hearing and consider an ordinance on second and third reading amending the Imagine Austin Comprehensive Plan by adopting the North Shoal Creek Neighborhood Plan for the area bounded by Research Boulevard to the north, Burnet Road to the east, Anderson Lane to the south, and Mopac Expressway to the west. District(s) Affected: District 7.
68. C14-2018-0002 - Delwau Campgrounds - District 1 - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 7715 Delwau Lane (Colorado River Watershed). Applicant's Request: To rezone from single family residence-standard lot (SF-2) district zoning to general commercial services-mixed use-conditional overlay (CS-MU-CO) combining district zoning and commercial liquor sales-mixed use-conditional overlay (CS-1-MU-CO) combining district zoning. Staff Recommendation: To grant general commercial services-mixed use-conditional overlay (CS-MU-CO) combining district zoning and commercial liquor sales-mixed use-conditional overlay (CS-1-MU-CO) combining district zoning. Zoning and Platting Commission Recommendation: To grant general commercial services-mixed use-conditional overlay (CS-MU-CO) combining district zoning and commercial liquor sales-mixed use-conditional overlay (CS-1-MU-CO) combining district zoning, with conditions. Owner/Applicant: Delwau LLC (Adam Zimmerman). Agent: South Llano Strategies (Glen Coleman). City Staff: Heather Chaffin, 512-974-2122. District(s) Affected: District 1.
69. NPA-2018-0026.02 - Powell Lane Apartments - District 4 -Conduct a public hearing and approve an ordinance amending Ordinance No. 20100624-110, the North Lamar Combined Neighborhood Plan, an element of the Imagine Austin Comprehensive Plan, to change the land use designation on the future land use map (FLUM) on property locally known as 411 & 601 E. Powell Lane & 410, 500, 502, 504, 508 and 606 E. Wonsley Drive (Little Walnut Creek Watershed) from Neighborhood Mixed Use and Mixed Use/Office to Multifamily land use. Staff Recommendation: To grant Multifamily land use. Planning Commission Recommendation: To grant Multifamily land use. Owners: HDF Investments, Ltd. (Helen Doris Clark Foster) and Behzad Bahrami. Applicant: JCI Residential, LLC (Sam Kumar). Agent: Alice Glasco Consulting (Alice Glasco). City Staff: Maureen Meredith, (512) 974-2695. District(s) Affected: District 4.
70. C14-2018-0024 - Powell Lane Apartments - District 4 - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 411 & 601 East Powell Lane and 410, 500, 502, 504, 508, and 606 East Wonsley Drive (Little Walnut Creek Watershed). Applicant Request: To rezone from limited office-mixed use-neighborhood plan (LO-MU-NP) combining district zoning and neighborhood commercial-mixed use-neighborhood plan (LR-MU-NP) combining district zoning to multifamily residence-moderate-high density-neighborhood plan (MF-4-NP) combining district zoning. Staff Recommendation: To grant multifamily residence-moderate-high density-neighborhood plan (MF-4-NP) combining district zoning, with conditions. Planning Commission Recommendation: To grant multifamily residence-moderate-high density-neighborhood plan (MF-4-NP) combining district zoning, with conditions. Owner: HDF Investments, Ltd. (Helen Doris Clark Foster) and Behzad Bahrami. Applicant: JCI Residential, LLC (Sam Kumar). Agent: Alice Glasco Consulting (Alice Glasco). City Staff: Sherri Sirwaitis, 512-974-3057. District(s) Affected: District 4.

**EXECUTIVE SESSION**

**The City Council went into Executive Session, pursuant to Chapter 551 of the Texas Government Code, to receive advice from Legal Counsel, to discuss matters of land acquisition, litigation, and personnel matters as specifically listed on this agenda and to receive advice from Legal Counsel regarding any other item on this agenda.**

E.2. Discuss legal issues related to taxation and annexation of property along Lake Austin (Private consultation with legal counsel - Section 551.071 of the Government Code).

E.3. Discuss legal issues related to recovering Austin Water's costs for treating industrial wastewater with high ammonia-nitrogen levels (Private consultation with legal counsel - Section 551.071 of the Government Code).

E.4. Discuss real estate and legal matters related to the purchase, exchange, lease, or value of real property generally located west of SH Loop 1 and along Lake Austin Boulevard (the Brackenridge Tract) (Real property - Section 551.072 of the Government Code and Private consultation with legal counsel - Section 551.071 of the Government Code).

E.5. Discuss legal issues related to 2018 labor negotiations concerning employees in the Emergency Medical Services Department (Private consultation with legal counsel - Section 551.071 of the Government Code).

E.6. Discuss legal issues related to the November 2018 election (Private consultation with legal counsel - Section 551.071 of the Government Code).

**Mayor Adler recessed the meeting at 10:24 a.m.**

**Executive Session ended and Mayor Adler adjourned the meeting at 2:08 p.m. without objection.**

**The minutes were approved on this the 30<sup>th</sup> day of August 2018 on Council Member Garza's motion, Mayor Pro Tem Tovo's second on an 11-0 vote.**