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**BYLAWS OF THE
URBAN RENEWAL AGENCY OF THE CITY OF AUSTIN**

ARTICLE 1. NAME.

The name of the board is the Urban Renewal Board of the City of Austin

ARTICLE 2. PURPOSE AND DUTIES.

The purpose of the board is to operate in accordance with the Texas Local Government Code Chapter 374 (Urban Renewal in Municipalities).

ARTICLE 3. MEMBERSHIP.

- (A) The board is composed of seven members appointed by the Mayor and approved by the City Council. A Commissioner must be a resident of the City of Austin and a real property owner (Chapter 374.023(b)).
- (B) The Austin City Council may remove a Commissioner for inefficiency, neglect of duty, or misconduct in office in accordance with Texas Local Government Code Section 374.023(f).
- (C) Commissioners serve staggered terms of two years beginning on August 1st on the year of appointment. Vacancies are filled for the unexpired term. The number of Commissioners may not be changed more often than once every two years and must be composed of at least five but not more than nine Commissioners (Chapter 374.023(b)).
- (D) An individual board member may not act in an official capacity except through the action of the board.
- (E) A board member who is absent for three consecutive regular meetings or one-third of all regular meetings in a "rolling" twelve month timeframe may be removed in accordance with Texas Local Government Code Section 374.023(f). This does not apply to an absence due to illness or injury of the board member, an illness or injury of a board member's immediate family member, or the birth or adoption of the board member's child for 90 days after the event. The board member must notify the staff liaison of the reason for the absence no later than the next meeting of the board. Failure to notify the liaison before the next regular meeting of the board will result in an unexcused absence
- (F) At each meeting, each board member shall sign an attendance sheet which indicates that the member does not have a conflict of interest with any item on that agenda, or identifies each agenda item on which the member has a conflict of interest. Failure to sign the sheet results in the member being counted as absent and his/her votes are not counted.

- 1 (G) A member who seeks to resign from the board shall submit a written resignation to the chair of the
2 board, the staff liaison, or the city clerk's office. If possible, the resignation should allow for a
3 thirty day notice so the city council can appoint a replacement.
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5 **ARTICLE 4. OFFICERS.**
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- 7 (A) The officers of the board shall consist of a chair and a vice-chair.
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9 (B) Officers shall be elected annually by a majority vote of the board at the first regular meeting after
10 October 1st. In the event a current officer becomes ineligible to serve as an officer, the board may
11 hold an emergency election as needed.
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13 (C) The term of office shall be one year, beginning November 1st and ending October 31st. An officer
14 may continue to serve until a successor is elected. A person may not serve as an officer in a
15 designated position of a board for more than three consecutive one-year terms. A person who has
16 served as an officer in a designated position of a board for three consecutive terms is not eligible for
17 re-election to that designated office until the expiration of two years after the last date of the
18 person's service in that office. The board may override the term limit provision for an officer by an
19 affirmative vote of two-thirds of the authorized board members.
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21 (D) A member may not hold more than one office at a time.
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23 **ARTICLE 5. DUTIES OF OFFICERS.**
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- 25 (A) The chair shall preside at board meetings, appoint all committees, represent the board at ceremonial
26 functions and approve each final meeting agenda. The chair shall supervise and control all of the
27 business and affairs of the Agency. The chair shall perform other duties prescribed by the board and
28 all duties incident to the office of the chair. The chair may execute any deeds, mortgages, bonds,
29 contracts, or other instruments that the board has authorized to be executed. However, the chair may
30 not execute instruments on behalf of the Agency if this power is expressly delegated to another
31 officer or agent of the Agency by board, these bylaws, or statute
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33 (B) In the absence of the chair, the vice-chair shall perform all duties of the chair.
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35 **ARTICLE 6. AGENDAS.**
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- 37 (A) Two or more board members may place an item on the agenda by oral or written request to the staff
38 liaison at least five days before the meeting. After first consulting with and receiving input from
39 the staff liaison, the chair shall approve each final meeting agenda.
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41 (B) The board liaison shall submit the meeting agenda through the online agenda posting system for
42 each meeting not less than 72 hours before the meeting.
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44 (C) Posting of the agenda must comply with Texas Government Code Chapter 551 (Texas Open
45 Meetings Act).
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ARTICLE 7. MEETINGS.

- (A) The board meetings shall comply with Texas Government Code Chapter 551 (Texas Open Meetings Act).
- (B) Board meetings shall be governed by Robert's Rules of Order.
- (C) The board may not conduct a closed meeting without the approval of the city attorney.
- (D) The board shall meet monthly. In November of each year, the board shall adopt a schedule of the meetings for the upcoming year, including makeup meeting dates for the holidays and cancelled meetings.
- (E) The chair may call a special meeting, and the chair shall call a special meeting if requested by three or more members. The call shall state the purpose of the meeting. A notice of a special meeting must be in writing and sent to all members at least three days before the meeting. A board may not call a meeting in addition to its regular scheduled meeting as identified in its adopted meeting schedule, more often than once a quarter, unless the meeting is required to comply with a statutory deadline or a deadline established by Council.
- (F) Four members constitute a quorum.
- (G) If a quorum for a meeting does not convene within one-half hour of the posted time for the meeting, then the meeting may not be held.
- (H) To be effective, a board action must be adopted by affirmative vote of the number of members necessary to provide a quorum.
- (I) The chair has the same voting privilege as any other member.
- (J) The board shall allow citizens to address the board on agenda items and during a period of time set aside for citizen communications. The chair may limit a speaker to three minutes.
- (K) The staff liaison shall prepare the board minutes. The minutes of each board meeting must include the vote of each member on each item before the board and indicate whether a member is absent or failed to vote on an item.
- (L) The City Clerk shall retain agendas, approved minutes, internal review reports and bylaws. The City Neighborhood Housing and Community Development Office shall retain all other official board documents. The documents are public records under Texas Local Government Code Chapter 552 (Texas Public Information Act).
- (M) The chair shall adjourn a meeting not later than 10 p.m., unless the board votes to continue the meeting.
- (N) Each person and board member attending a board meeting should observe decorum pursuant to Section 2-1-48 of the City Code.

ARTICLE 8. COMMITTEES/WORKING GROUPS.

COMMITTEES

(A) The Urban Renewal Agency shall have the following committee:

~~(A)~~

(A) Urban Renewal Plan Implementation Committee to develop performance measures, strategies and goals to evaluate the effectiveness of the Urban Renewal Plan, with the appointment of Vice-Chair Ellis, Commissioner Escobar and Commissioner Evans to the committee

~~(A)~~

~~(A)(B)~~ Any committee created by the board must be established by an affirmative vote of the board. A committee cannot meet until its creation is approved by the Council Audit and Finance Committee. Each committee shall consist of at least three board members appointed by the chair. A staff member shall be assigned to each committee by the director of the Neighborhood Housing and Community Development Department. The

~~(B)(C)~~ The board chair shall appoint a board member as the committee chair, with the member's consent.

~~(C)(D)~~ A majority of the total number of appointed committee members constitutes a quorum.

~~(D)(E)~~ Each committee shall meet on a regularly scheduled basis at least quarterly.

~~(E)(F)~~ Each committee shall make an annual report to the board at the January board meeting.

~~(F)(G)~~ Committee meetings must be posted in accordance with Texas Government Code Chapter 551 (Texas Open Meetings Act).

~~(G)(H)~~ At each committee meeting, a committee member shall sign in on a sheet provided and shall indicate that the member has no conflict of interest with any item on the committee meeting agenda or identify each agenda item on which the member has a conflict of interest.

WORKING GROUPS

(A) The board can determine the size of a working group but the number of board members serving on the working group must be less than a quorum of the board.

(B) A working group may designate a chair, with the member's consent, but is not required to do so.

(C) Quorum requirements do not apply to working groups.

(D) Staff support will not be provided for working groups.

(E) Working groups are not required to post their meetings in accordance with the Texas Government Code Chapter 551 (Texas Open Meetings Act).

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ARTICLE 9. PARLIAMENTARY AUTHORITY.

The rules contained in the current edition of Robert's Rules of Order shall govern the board in all cases to which they are applicable, except when inconsistent with these bylaws or with special rules of procedure which the board or city council may adopt.

ARTICLE 10. AMENDMENT OF BYLAWS.

A bylaw amendment is not effective unless approved by the Council Audit and Finance Committee.

The bylaws were approved by the Urban Renewal Agency of the City of Austin at their meeting held on November 14, 2011

Board Chair