

REGULAR MEETING OF THE CITY COUNCIL:

Austin, Texas, July 29, 1943

The City Council convened in regular session, in the Council Chamber at the Municipal Building, on Thursday, July 29, 1943, at 10:40 A. M., with Mayor Tom Miller presiding. Roll call showed the following members present: Councilmen Alford, Bartholomew, Gillis, and Mayor Miller; absent, Councilman Wolf.

There were present also: Walter E. Seaholm, Acting City Manager; J. E. Motheral, City Engineer; J. M. Patterson, Jr., Acting City Attorney; and R. D. Thorp, Chief of Police.

The minutes of the Regular Meeting of July 22, 1943, were read, and upon motion of Councilman Alford, were adopted as read by the following vote: "Ayes," Councilmen Alford, Bartholomew, Gillis, and Mayor Miller; "Nays," none; Councilman Wolf absent.

The City Plan Commission submitted to the Council their written Proposal for postwar planning and development. The report was received; and after a brief discussion of same, further consideration of the matter was postponed to a meeting of the City Council and the City Plan Commission on Monday, August 2, at three o'clock P. M.

The Proposal, together with letter of transmittal, here follows:

"Hon. Mayor and City Council
Austin, Texas

Gentlemen:

For the past several months the City Plan Commission has been seriously studying the question of postwar development and planning with respect to the City of Austin and its immediate environs. Inasmuch as the great task of winning the peace is just as important as winning the armed conflict, considerations conducive to a peace victory should engage our thought, energy and imagination just as profoundly as those other considerations having for their goal the victory at arms. It is not too early to call these matters to our attention; on the contrary, we are tardy in our realization of the necessity of endeavoring to shape our destinies now by wise forethought and courageous planning in our own immediate local activities, enterprises and intellectual attitudes toward the postwar period. Great progress has already been made by many municipalities, counties, states and regions, not to mention the advanced progress attained in England and other allied countries in the matter of postwar planning.

A realistic appreciation of the values of preparedness for peace as well as war has led many legislative bodies to make available large sums of money for immediate studies, surveys, research and concrete architectural and engineering plans for the solution of the many serious problems that will follow in the wake of victory.

The City Plan Commission feels assured that the City Council is fully aware of the necessity for giving every consideration possible to the great task of winning the peace, and that a stable, secure and prosperous postwar period can only be achieved by preparedness based on long range vision and plans, beginning now, so that the slaughter of countless thousands of our fellow men may be atoned for by shaping a new world wherein such a holocaust can never reoccur and to which those who are wounded or unharmed may return for liberty.

No doubt the City Council is also aware of the fact that many agencies, organizations, and bureaus, from the state down to private citizens groups, already have organized planning committees. The Council will therefore be constantly impertuned by all of these with requests for putting into effect a great variety of ideas, suggestions and projects, with more or less pressure, regardless of their practicability, harmony with the master plan, or their cost. The city government therefore needs to be prepared to coordinate and evaluate this unorganized planning to avoid the danger of conflict and chaos in the future development of the city. The City Council is the logical body to give legal sanction to plans and to provide the means to implement them as they are approved as desirable and beneficial to the orderly growth and economical development of this municipality.

The City Plan Commission therefore comes to your honorable body with the plea for your sincere and favorable consideration of the proposal herewith submitted. We ask that you make no hasty decision, but give careful study to this appeal. We are convinced that the public is already conscious of the need for immediate preparation of long range plans for a greater, more prosperous, more beautiful and happier Austin.

Respectfully submitted,

CITY PLAN COMMISSION

By (Sgd) H. F. Kuchne
Chairman.

Austin, Texas
July 28, 1943

(PROPOSAL)

A PROPOSAL FOR THE CREATION OF AN
ORGANIZATION FOR THE CITY OF AUSTIN FOR
PLANNING AND DEVELOPMENT OF THE MUNICIPALITY.

The future belongs to those who are prepared. During the last war practically no consideration was given to post-war problems and the country returned to a period of succeeding eras of prosperity and depression which created a very difficult situation for all elements of society. Today there is scarcely an organization in this country that does not have a post-war committee and which is not giving serious consideration to planning for after-the-war activity.

Here in Austin citizen groups and higher governmental units are already giving thought to planning for the future development and security of the state and city. Notably among these is the Austin Chamber of Commerce, which has set up a committee for active participation in post-war planning, and the University of Texas, which under the leadership of Dean Woolrich is making studies of these problems, and is fortunately provided with funds with which to prosecute actively on its own behalf and to assist others interested in the same work. The Central Texas Chapter of the A.I.A. and the Austin section of the Texas Society of Architects both have post-war planning committees whose counsel and suggestions should be welcomed.

A number of municipalities in the state have established active planning organizations provided with funds for the present development of plans for post-war activities. Plans are well advanced in the cities of Corpus Christi and Ft. Worth, Dallas is setting up an organization in which substantial sums are being appropriated for planning activities, including the services of a consultant, Harland Bartholomew, at a fee of \$30,000, which is over and above other plan preparation costs under Major A. E. Wood, City Planning Engineer. The City of Houston has progressed far in the preparation of plans for a large post-war municipal improvement program exceeding seven million dollars.

Austin should, therefore, not lag behind in this very vital enterprise. The City of Austin is already confronted with a dilemma of coordinating its plans for highways involving questions which have been raised by the highway department's plans for Austin, which are entering an advanced stage. The City Council has no doubt taken cognizance of the nation-wide interest and active participation in post-war planning.

The present is a very propitious time for engaging in this matter, not solely because of the war, but also because Austin has reached a stage in its development that requires a re-examination of its present City Plan and a thorough revision thereof. The present City Plan was prepared in 1925, fifteen years ago. The unprecedented growth and development of Austin has expanded beyond the vision of the first plan, and therefore any future expansion would be without benefit of careful direction and guidance. Again Austin will not be immune to the problems arising after the war has ended. On the contrary, the impact of the forces generated by the cessation of this conflict will rebound to affect all phases of urban life, even in our fortunate city.

The time is therefore at hand for the preparation of a new Master Plan for the City of Austin, for many reasons. Among these is the lull in private enterprise due to the war. Planning now will least interfere with or affect, any or all interests in a static society. There is time now for thinking ahead, when all interests are not absorbed with their own immediate plans, programs and capital expenditures.

Another urgent need for planning now is the effect that the planning of other governmental units will have upon the future development of Austin. These are the plans of the State Highway Department, the University of Texas, the State Capitol Plan Commission, the State Post-war Planning Board and the post-war plans of the National Government. The Master Plan of this City must be properly coordinated with all of these.

Again, planning now should be done for the determination of industrial expansion in Austin and the extent to which this should be encouraged, and to see that such expansion is properly located and will not lay blights on the fair landscape of the City. The City Council is the logical body to interpret the desire of the majority of the citizens of Austin as to the type, character and urban pattern to be established as the keynote of the future planning for the growth and development of our City.

Many other factors which should influence the desire for planning now are the expected normal increase in population with its consequent demand for more housing, municipal services, physical expansion of the municipal structure; the threat of unemployment after the war, with its resultant social evils; the preparation of a shelf of public improvements ready for execution after the war has ended; the economy which will be effected by careful planning of all municipal services, including streets, utilities, transportation, communications, and air transport; the implementing of the 6-year Capital Expenditure Plan prepared by the National Resources Planning Board for the City of Austin.

Another very strong incentive for planning now is the almost certain fact that the National Government will encourage a vast public works program for the purpose of absorbing such unemployment as cannot be met by private enterprise. The City of Austin should be prepared with its own public works program, to participate in whatever assistance will be offered by the National Government. Again the future will belong to those who are prepared.

For these and many other reasons it would seem proper that the City Council should immediately set up a Planning Organization and provide the necessary funds to enable it to function without further delay. As the City is now accumulating surplus funds in some of its departments, it should not be difficult to find the money for a great planning program for the assurance that the City of Austin will ever remain an example of good government, cultural achievement, and happy living. The relatively small expenditure now for a Master Plan will produce incalculable dividends in economic benefits, social security and a richer life.

With the above in view, the City Plan Commission urges the City Council to proceed at once with the establishment of a planning organization to carry out the purposes laid down in the original ordinance creating the City Plan Commission, and to implement the suggestions presented above. Crystallizing these suggestions into more concrete proposal, there is presented herewith an outline for the formulation of a planning organization in more detail, including an organization chart which indicates the relationship of such an organization to the City government and the general public,

to insure a democratic process in arriving at a proper master plan for the City of Austin.

OUTLINE FOR THE FORMULATION OF A CITY PLANNING ORGANIZATION

Before setting out in detail the proposed planning organization, it is desirable to point out what some of the functions or duties of such a unit should be.

The organization should be equipped to make an overall study of Austin and its surrounding area for the purpose of preparing the comprehensive master plan of the City. This must include the analysis of data and facts on such questions as the probable growth of the community in future years; the most logical economic base to assume the City will follow; the character or type of city to be desired; the selection of the pattern for development which would be proper for Austin; and the making of all physical, social and economic surveys.

The planning unit must be capable of laying out the master plan in such manner as to provide for efficient and desirable City growth, but at the same time, retain a degree of flexibility, in order that unforeseen and unpredictable future developments can be fitted into the pattern or master plan which the City Council will finally adopt.

While the official jurisdiction for planning by the City Planning organization (except in the cases of new subdivisions) would be limited to the area within the city limits, it would be necessary that it take into account the growth of the City beyond the present limits. It must consider the resources of outlying areas, as well as state and nation-wide influence on the City's life and growth. For example, the preparation of the master plan must take into account possible future developments of the lakes region and the Colorado River; future developments which might result from the use of minerals and other natural resources in the vicinity of the City; the effects of the activities of agriculture and those of Austin's trade territory; the improvement of existing highways and the addition of new highways connecting Austin to other sections of the State; the effect of the existence and continuation of such developments as the Magnesium Plant and Bergstrom Field; Austin's location with reference to future trans-continental and inter-continental airways; the effect of national policy as it favors the South or ignores it, as well as to take into account the probable future expansion of the existing major economic base of the City; that is, the many State agencies, the State Capitol, and the University of Texas.

All of these matters must be taken into account by the City Planning organization in the preparation of the master plan. It must begin preliminary surveys and set out tentative plans which will enable it to coordinate public and private developments of the land so as to provide for greatest order and minimum overlapping and conflict. Present and future major thoroughfares must be recorded and these must be coordinated with the transportation agencies of the railroads, commercial airlines, truck and bus. It will be the duty of the Planning organization to see that land use areas as covered by the zoning ordinance are in conformity with the railroads, highways, Colorado River development, schools and recreational areas, and recommend revisions of the zoning ordinance maps to conform. It must provide a logical pattern for growth, so that new homes for its citizens can be properly located in relation to other land uses, whether such homes be constructed as individual projects or as group housing projects. The plan that the organization must work out must be one which will be consistent with programs for improving living and social conditions, the fight on juvenile delinquency, etc. It must study the problems of slum clearance, rehabilitation of blighted areas, to raise their economic value. It must study the problems of Public Housing, which will be a large factor in post-war developments.

It must take into account the effects of large tracts of State owned and City owned areas in the City, which block cross-town thoroughfares and create special problems of housing around them in some cases. It must coordinate its plans for the future with those of the surrounding unincorporated areas. It must take into account the needs of future street widening and extensions, the future needs of the various utilities including the location and size of the plans as well as the distribution systems. It must consider the problems of recreation as related to delinquency and better citizenship. It must not overlook the amenities of urban life, giving consideration to aesthetic factors in the environment in which future generations will grow up, which may be reflected in parks and the parkways, architecture and civic centers.

It is contemplated that the following proposed planning organization, personnel and budget would be concerned with the production of plans of an overall, city-wide nature, in order that the various private interests, governmental departments, institutions and individuals could look to the plans of this organization for orientation and coordination with those of others. It will not be possible for the organization proposed herein to handle the individual projects. It will not be possible for those responsible for overall planning to be ready with the best answers as to location and recommendations in reference to the fitting of individual projects into the overall picture, if they are, at the same time, responsible for the execution of plans and specifications for individual projects. They will also fail in their main purpose of producing satisfactory overall plans if they are held responsible for routine administrative duties.

It is only on this basis that a City Planning organization can be successfully set up.

It is also necessary to realize that City Planning is a continuing function in the same way that continuous planning must be a part of the construction and use of a utility system, a street system, etc. It is indicated above that the master plan must be flexible. In order to keep the master plan up to date and in step with developments, it is necessary to constantly study it and allow the flexible parts to crystallize only as land is acquired and developed or brought under specific control by ordinance or regulation.

The combined knowledge and understanding of all citizens and interests must be a part of a successful planning program. For this reason, the public should be called upon for advice and counsel to a considerable degree as the work goes forward.

PLANNING ORGANIZATION

1. PLANNING UNIT:

In connection with the establishment of a planning organization, it is suggested that a planning unit be set up under the City Manager, the personnel to be appointed by him,

An organization chart is attached hereto which indicates the general scheme for a democratic approach to the preparation of a master plan for the City.

2. ADVISORY BOARD:

It is proposed that an Advisory Board to the Planning Department be established, and that this Board be composed of:

- a. City Department Heads
- b. Park Board
- c. City Zoning Board of Adjustment
- d. Library Board
- e. School Board
- f. Board of Equalization
- g. City-County Health Unit

3. COOPERATING AGENCIES:

- a. County Commissioners Court
- b. State Highway Department
- c. University of Texas
- d. Public Safety Department
- e. State Post-war Planning Commission
- f. State Board of Control
- g. Housing Authority of the City of Austin
- h. State Parks Board
- i. Lower Colorado River Authority

4. COOPERATING GROUPS:

Special citizens' committees or semi-official committees from various agencies, such as the Senior Chamber of Commerce, Junior Chamber of Commerce, railroads, industries, civic clubs, agricultural interests, women's organizations, professional organizations, etc., would be requested to contribute their ideas and advice on the various phases of the planning work.

5. COST:

It is contemplated that costs in connection with the preparation of the plans will be greater in the first year or two than later when the work will be primarily that of revising and extending plans in accordance with developments that take place. Whether most of the initial preparation of long range plans will have to be carried out in the first year or can be extended into the second year, will depend upon how quickly the war comes to an end. It appears at this time that it would be proper to set up \$20,000 for a one-year period to cover the cost of salaries, equipment and supplies in connection with the preparation of master plans of highways and thoroughfares, land uses under zoning, transportation systems, utilities, housing, schools and recreational facilities, and various large tracts such as the Butler Tract and Zilker Park, etc. The City Plan Commission recommends that the above sum be set up as soon as possible and that the work be gotten under way as quickly as practicable.

PROPOSED PLANNING ORGANIZATION CHART FOR AUSTIN

<u>Cooperating Groups</u>	<u>CITY COUNCIL</u>	<u>Participating Agencies</u>
CHAMBER OF COMMERCE and other	CITY MANAGER	COUNTY COMMISSIONERS COURT
CIVIC ORGANIZATIONS	CITY PLANNING UNIT	STATE HIGHWAY DEPARTMENT
AGRICULTURE	Staff and	UNIVERSITY OF TEXAS
WOMEN'S ORGANIZATIONS	City Plan Commission	PUBLIC SAFETY DEPARTMENT
PROFESSIONAL ORGANIZATIONS	<u>Advisory Boards</u>	STATE POST-WAR PLANNING COMMISSION
	CITY DEPARTMENT HEADS	STATE BOARD OF CONTROL
	ZONING BOARD	HOUSING AUTHORITY OF AUSTIN
	PARKS BOARD	STATE PARKS BOARD
	LIBRARY BOARD	LOWER COLORADO RIVER AUTHORITY
	BOARD OF EQUALIZATION	
	SCHOOL BOARD	
	CITY-COUNTY HEALTH UNIT	

The request of Archie Patton that he be allowed to use a part of Zilker Park for a rodeo exhibition was heard. It was the sense of the meeting that the request be declined.

The City Engineer submitted a report on the matter of alleged damage to a lot on Wayne Street, owned by Henrietta L. Blair, colored, by reason of a drainage condition, referred to him at the last meeting, to the effect that after investigation it was found that the City was not liable in the matter, said property being located on a natural drain.

The following Ordinance was introduced and laid over to the next regular meeting in order to give the public an opportunity to be heard on the matter:

AN ORDINANCE FIXING AND LEVYING AN OCCUPATION TAX ON CERTAIN COIN-OPERATED MACHINES; DEFINING TERMS AND PHRASES USED HEREIN; PROVIDING CERTAIN EXCEPTIONS; PROVIDING FOR ISSUANCE OF A LICENSE BY THE TAX COLLECTOR AND ASSESSOR, AND REQUIRING THAT SUCH LICENSE BE ATTACHED TO THE MACHINE FOR WHICH IT IS ISSUED; GIVING THE TAX COLLECTOR AND ASSESSOR THE RIGHT TO EXAMINE THE BOOKS AND RECORDS; DECLARING AGAINST A CONSTRUCTION WHICH WOULD LEGALIZE MACHINES PROHIBITED BY THE STATE LAW OR THE CONSTITUTION; PROVIDING A PENALTY; PROVIDING A SAVINGS CLAUSE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH, AND DECLARING AN EMERGENCY.

The following resolution was offered by Councilman Alford:

(RESOLUTION)

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

THAT the City Manager, or in his absence, the Acting City Manager, be and he is hereby authorized and directed, in behalf of the City of Austin to enter into a contract with the United States of America for the lease by the City of Austin to the Federal Government of a portion of the Administration Building at the Municipal Airport, to be used by the United States Weather Bureau, said lease contract to be substantially in accordance with the terms and provisions of the form of draft of the lease attached to this resolution, marked "Exhibit A."

BE IT FURTHER RESOLVED:

THAT the City Clerk be, and she is hereby, authorized and directed to place "Exhibit A," attached hereto, in the permanent files of her office without the necessity of recording the contents of said exhibit in the minutes of the City Council.

Upon motion of Councilman Alford, the foregoing resolution was adopted by the following vote: "Ayes," Councilmen Alford, Bartholomew, Gillis, and Mayor Miller; "Nays," none; Councilman Wolf absent.

The application of John Oscar Payne, 2704 East 1st Street, for a taxicab driver's permit, recommended for approval by the Acting City Manager et al, was submitted. Councilman Alford moved that the permit be granted. The motion carried by the following vote: "Ayes," Councilmen Alford, Bartholomew, Gillis, and Mayor Miller; "Nays," none; Councilman Wolf absent.

The written application of Andrew I. Bailey for permission to erect a sandwich stand on the property of Mrs. Sallie Johnson at the corner of Rosewood Avenue and Northwestern Avenue was received; and the matter was referred to the Board of Adjustment for consideration.

Acting City Manager Seaholm submitted to the Council a report by the City Engineer on the request of W. Trenckmann, attorney for A. E. Deats and wife, that the City vacate a portion of Trinity Street in order to clear up an existing encroachment by the Deats property at the corner of Trinity and Willow Streets. It was the sense of the meeting that the request of the said W. Trenckmann, attorney, for the vacation of said portion of street be declined, in accordance with the recommendations of the City Engineer.

The following resolution was introduced by Councilman Gillis:

(RESOLUTION)

WHEREAS, By resolution dated June 3, 1943, recorded in Minute Book No. 20, page 223, it was stipulated that should the County of Travis fail to appropriate its pro rata of funds for the maintenance

of the Chalmers Nursery School, as requested by the Planning and Coordinating Committee of the Austin Community Nursery Schools, sponsors of the project, the City of Austin would increase its appropriation for said project sufficiently to cover such deficit; and

WHEREAS, It now appears that said County of Travis has failed and refused to contribute its pro rata of funds, to wit, the sum of Four Hundred Eighty and No/100 Dollars (\$480.00); now, therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

THAT the additional sum of FOUR HUNDRED EIGHTY & NO/100 DOLLARS (\$480.00) be, and the same is hereby, appropriated out of the General Fund, not otherwise appropriated, and made payable to said Chalmers Nursery School, at the rate of Eighty Dollars (\$80.00) per month, beginning with the month of July, for the purpose above stated.

Upon motion of Councilman Gillis, the foregoing resolution was adopted by the following vote: "Ayes," Councilmen Alford, Bartholomew, Gillis, and Mayor Miller; "Nays," none; Councilman Wolf absent.

Councilman Gillis offered the following resolution:

(RESOLUTION)

WHEREAS, By resolution dated June 3, 1943, recorded in Minute Book No. 20, page 223, it was stipulated that should the County of Travis fail to appropriate its pro rata of funds for the maintenance of the Negro Nursery School, as requested by the Planning and Coordinating Committee of the Austin Community Nursery Schools, sponsors of the project, the City of Austin would increase its appropriation for said project sufficiently to cover such deficit; and

WHEREAS, It now appears that said County of Travis has failed and refused to contribute its pro rata of funds, to wit, the sum of Three Hundred Dollars (\$300.00); now, therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

THAT the additional sum of THREE HUNDRED DOLLARS (\$300.00) be, and the same is hereby appropriated out of the General Fund, not otherwise appropriated, and made payable to said Negro Nursery School, at the rate of Fifty Dollars (\$50.00) per month, beginning with the month of July, for the purpose above stated.

Upon motion of Councilman Gillis, the foregoing resolution was adopted by the following vote: "Ayes," Councilmen Alford, Bartholomew, Gillis, and Mayor Miller; "Nays," none; Councilman Wolf absent.

Upon motion, seconded and carried, the meeting was recessed at 11:25 A. M., subject to call of the Mayor.

APPROVED:

Tom Miller.
MAYOR

ATTEST:

Hallie M. Keller
CITY CLERK

RECESSED MEETING OF THE CITY COUNCIL:

Austin, Texas, August 2, 1943

The City Council convened in Recessed Session in the Council Chamber at the Municipal Building, on Monday, August 2, 1943, at 3:20 P. M., with Mayor Tom Miller presiding. Roll call showed the following members present: Councilmen Alford, Bartholomew, Gillis, and Mayor Miller; absent, Councilman Wolf.

The following members of the City Plan Commission were present also: H. F. Kushne, B. J. Rupert, C. A. Schutze, and Ben Warden.

The Mayor announced that the meeting was called for further discussion with the City Plan Commission relative to their Proposal for postwar planning and development submitted at the last regular meeting of the City Council.

H. F. Kushne, Chairman, then gave a brief summary of the Proposal, with particular emphasis on the adoption of a new Master Plan for the City of Austin, and the setting up of a Planning organization. He stated further that the purpose of the City Plan Commission in presenting the Proposal to the City Council at this time was to find out definitely what policy the City intends to pursue with reference to the matter, as the work under same should be started soon if the City is to participate in the proposed Public Works Program to be launched after the war. He further stated that the appropriation of \$20,000 asked for in said Proposal was an overall cost and might be pared considerably, depending on whether the planning was to be done by local citizens, and the amount of work that could be done by the City's forces.

Relative to the various improvements contemplated under the new program, the Mayor stated that if the war should end by next spring the City probably would have approximately \$750,000 available for municipal improvements, but that out of this amount such improvements as water, light, and sewer line extensions and paving of streets would have to be paid for before any money is spent on a low water dam and other improvements. In this connection, Mayor Miller and Councilman Gillis both voiced their opposition to the inclusion of any Federal housing for Austin under the proposed program.

Following the lengthy discussion, it was the sense of the meeting that the City Plan Commission work out with the Acting City Manager such details as selection of personnel, probable cost, office space needed, and the amount of work that can be done by the City's forces, and submit their report to the Council.

Upon motion, seconded and carried, the meeting then recessed at 5:00 P. M., subject to call of the Mayor .

APPROVED: Tom Miller.
MAYOR

ATTEST:
Shelia M. Keller
CITY CLERK