



## **DOWNTOWN COMMISSION MINUTES**

**REGULAR MEETING  
WEDNESDAY, JANUARY 15, 2014**

The Downtown Commission convened in a meeting on Wednesday, January 15, 2014, at 301 W. 2nd St. in Austin, Texas.

Chair Bart Whatley called the meeting to order at 5:35 p.m.

### **Downtown Commissioners in Attendance:**

Bart Whatley (Chair), Heather Way (Vice Chair), Martin Barrera, Mandy Dealey, Jude Galligan, Dale Glover, Dan Leary, Sunshine Mathon, Joel Sher, Myron Smith, Lindsey Sokol, Owen Snell, Bruce Willenzik

### **City Staff in Attendance:**

Michael Knox and Mona Sanchez, Economic Development Department  
Jorge Rousselin, Sylvia Leon-Guerrero, Jim Robertson and Erica Leak, Planning and Development Review Department

#### **1. CALL TO ORDER & INTRODUCTIONS**

#### **2. CITIZEN COMMUNICATION: GENERAL**

There were no citizens signed up to speak on General Communication.

#### **3. APPROVAL OF MINUTES OF THE JANUARY 15, 2014 MEETING**

The minutes from the December 18, 2013 meeting were approved on a 13-0 vote on Vice Chair Way's motion, and Commissioner Dealey's second.

#### **4. DOWNTOWN OVERLAY, CODE AMENDMENTS, AND ZONING CHANGES**

The Commission heard a presentation from Jorge Rousselin and Sylvia Leon-Guerrero, Planning and Development Review Department.

No action was taken.

#### **5. DOWNTOWN DENSITY BONUS PROGRAM**

The Commission heard a presentation from Erica Leak and Jim Robertson, Planning and Development Review Department.

Approved the recommendations of the Downtown Commission Workgroup on the Implementation of the Downtown Austin Plan with the following amendments:

Recommendations regarding the Downtown Austin Density Bonus Program Extension to the Rainey District

**Commissioner Dealey motioned with Commissioner Smith's second to adopt the recommendations of the Rainey Street Downtown Density Bonus Program with an amendment to item number two (2) to change the number of affordable units from: "10 affordable units overall in the development" to "5 affordable units overall in the development", "two of the affordable units must be three-bedroom units overall in the development" to "one of the affordable units must be three-bedroom units overall in the development", and "eight must be one-bedroom units" to "four will be one-bedroom units."**

**Motion passed on a vote of 13-0.**

Downtown Austin Density Bonus Program

Commissioner Dealey motioned with Commissioner Willenzik's second to approve the Downtown Commission Workgroup on the Implementation of the Downtown Austin Plan's proposal with the following amendments:

- **Recommendation #1, Cultural Uses Community Benefits** - amend recommendation changing the non-profit status from 501(c) (3) to 501(c).
- **Recommendation #3, Family-Friendly Housing Community Benefit** – amend recommendation deleting the word “density” as it pertains to affordable housing units available downtown and add a fourth sentence stating “this list would be posted publicly within six months with a marketing strategy implemented within nine months”
- **Recommendation #4, Open Space Development Fee Community Benefit** – add a third sentence stating that “the fund would be overseen by the Parks Department and dispersed after receiving recommendation from the Parks and Recreation Board.”
- **Recommendation #6, Other Community Benefits** – completely remove Recommendation #6 failed on a vote of 7-6 with a note that the vote will be included when it goes to Council.
- **Recommendation #7, Next Steps, Targeted Community Benefits in Individual Districts** – amend this recommendation striking the first sentence and modifying the second sentence to read “we recommend that after adopting the current package of community benefits, the City prioritize the range of non-affordable housing bonuses available in individual downtown districts through the development of district plans based on top priorities for that district.

**6. RAINEY STREET CITIZEN-SPONSORED DISTRICT PLAN**

Commission received a recommendation from the Rainey Neighbors Association regarding being part of the process for creating a Master Plan for the Rainey Street District.

Commissioner Galligan made a motion to approve, with Commissioner Smith seconding, the recommendations with the following amendments:

- Amend the Whereas to include “and slated for implementation” into the first sentence after the word “finished”.

- Amend the first bulleted recommendation to include “to assemble a steering committee representative of residents, property owners, Mexican American Cultural Arts Center and other stakeholders.”
- Amend the second bulleted recommendation to add “authorize and direct” to the beginning of the first sentence and also include “timely” before participation of key staff.
- Amend the third bulleted recommendation to add “authorize and direct” to the beginning of the first sentence and strike “and” and add “an” before “effective participation” and adding “in the timely development of” before “developing an effective public participation program.”

**Motion passed on a vote of 12-0 with Commissioner Willenzik off the dais.**

## **7. WORKING GROUPS**

### **A. Report from the Downtown Public Open Space Working Group**

The Working Group reported its first meeting will take place on 1/24/2014.

### **B. Report from the Downtown Plan Implementation Working Group**

Reported on recommendations to the Downtown Austin Density Bonus Program and to the Downtown Austin Density Bonus Program Extension to the Rainey District.

## **8. ITEMS OF INFORMATION FROM COMMISSIONERS**

Commissioner Barrera reported that the AIA Board would like a presentation on the Alleyway Activation Report.

Commissioner Sokol reported that the Austin Center of Events is in the final stages of drafting one special events application.

## **9. ITEMS FROM STAFF**

There were no items from staff to report.

## **10. POTENTIAL FUTURE ITEMS**

- Update on Great Streets
- Busking Initiative
- UT Medical School Design
- Innovation District
- Downtown Overlays
- Update on Wallercreek Tunnel Project
- AISD Plans for Downtown Growing Population
- Update on Wayfinding Project
- Brush Square Park Update

## **11. ADJOURNMENT**

The meeting was adjourned at 8:45 p.m.