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Land Development Code Advisory Group Meeting #16 Minutes

April 7, 2014 at 4:00 pm
City Hall, 2nd floor, Room 2005 (Ceremonial Room)
301 W. 2nd St., Austin, Texas 78701

Members in attendance: Chris Bradford, Mandy De Mayo, Jim Duncan, Will Herring, Melissa Neslund, Stephen Oliver, Brian Reis, Beverly Silas, Dave Sullivan.

Members absent: Jeff Jack, Stephen Delgado

Agenda

1. Approval of the minutes. By consensus the Advisory Group approved the minutes of the meetings of February 24, 2014, and March 17, 2014.
2. Presentation on draft Listening to the Community Report. Dan Parolek of Opticos Design introduced Sebastian Puente, who summarized the contents of the Listening to the Community report, and Mark Yznaga, who discussed the major issues or themes that emerged from outreach efforts to date. There was discussion about how to reach other groups, such as young people and the Asian community. Dan Parolek also explained that the team will use the findings of the report to inform the Code Diagnosis by focusing on elements that address the values of the community.
3. Presentation on hybrid zoning codes. Dan Parolek discussed different types of zoning codes, such as conventional/Euclidean, form-based, and performance-based codes. He explained that each type has its applications and that the City could adopt a hybrid code drawing elements from each type. The CodeNEXT team will be using the Community Character Analysis to help determine the best approach for different areas of Austin.
4. Standing items.
 - a. Discuss structure and organization of Advisory Group. George Zapalac mentioned that information about the use of working groups by the Advisory Group had been distributed to the members.
 - b. Discuss work product type and goals for Advisory Group. This item was deferred to the next meeting.

- c. Update from members on their outreach activities. Members discussed their meetings with the Austin Neighborhoods Council, other neighborhood associations, and the American Institute of Architects. Jim Duncan distributed two articles: one on green, sustainable, affordable housing by First Community Housing (www.firsthousing.com) and one on economic gardening, a “grow from within” strategy (<http://edwardlowe.org/tools-programs/economic-gardening/>).
- d. Report from working group on Envision Tomorrow. Steve Oliver distributed a summary of the working group’s meeting of March 3, 2014. The group is looking at the assumptions being used in the model and has questions about the end product and how it will inform work on the land development code.
- e. Agenda items to consider for next meeting. Advisory Group members identified these possible topics for future meetings:
- Feedback on the Listening to the Community report
 - Report from on the Envision Tomorrow work group and possible action
 - Milestone report from the Advisory Group
5. Public comment. Public comments included: NCCD’s (neighborhood conservation combining districts) should be part of the neighborhood plan analysis; Austin Neighborhoods Council should be treated like a major stakeholder; questions about the assumptions of the Envision Tomorrow model; how the neighborhood plans will be reconciled with the Imagine Austin growth concept map; the need for more densification of the city; the importance of a clear and predictable development process; the existing code can’t help us achieve the themes expressed in the Listening to the Community report; the desirability of running the Envision Tomorrow at the neighborhood level for selected neighborhoods; the desire of some neighborhoods to annotate photos submitted with the Community Character in a Box; and the greater good of the city should trump individual neighborhoods.
6. Code NEXT team response to public comments. The team mentioned that citizen comments on the Listening to the Community are due on May 30. Annotation of neighborhood photos is not necessary because the intent of the photos is to document existing conditions, while the maps submitted with the Community Character Analysis identify the participants’ likes and dislikes.

The meeting adjourned at 6:05 PM.