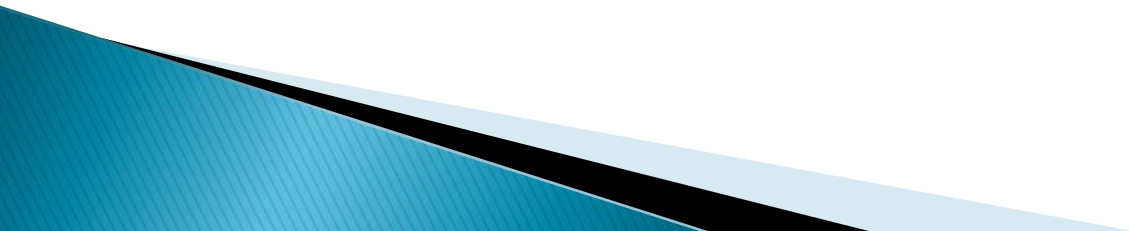
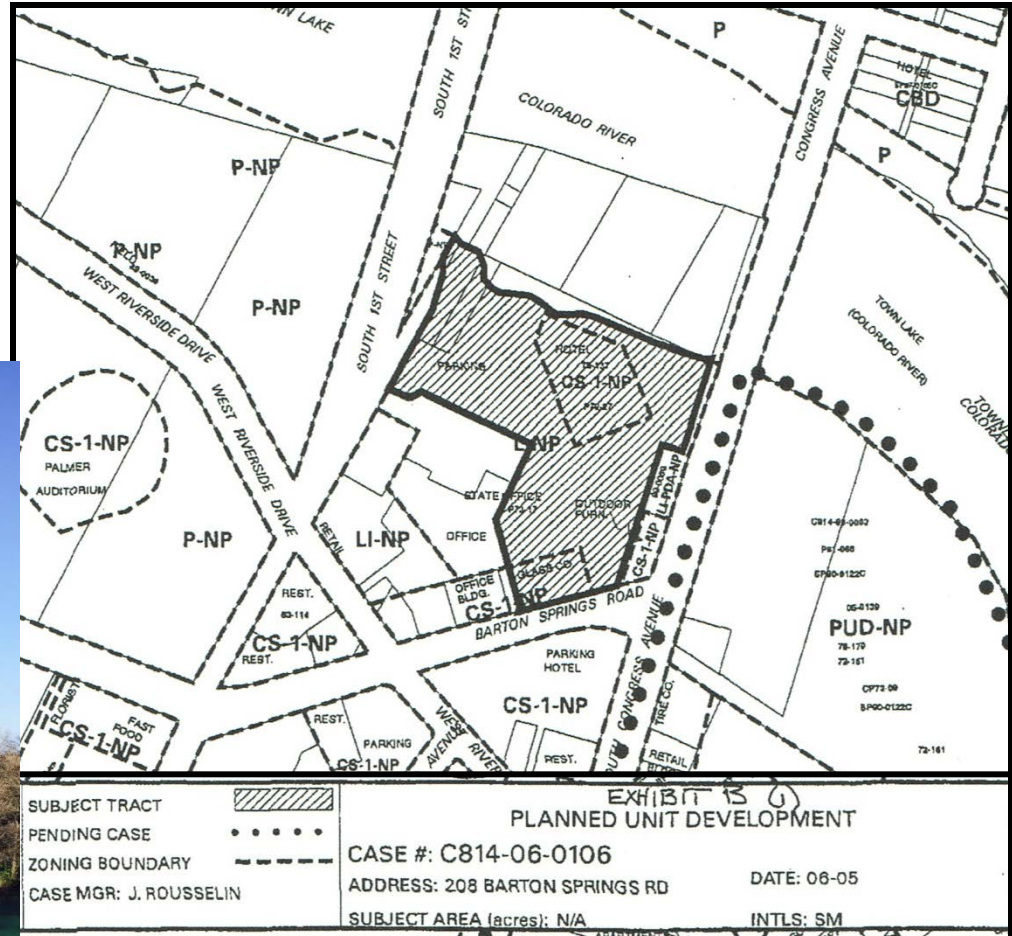


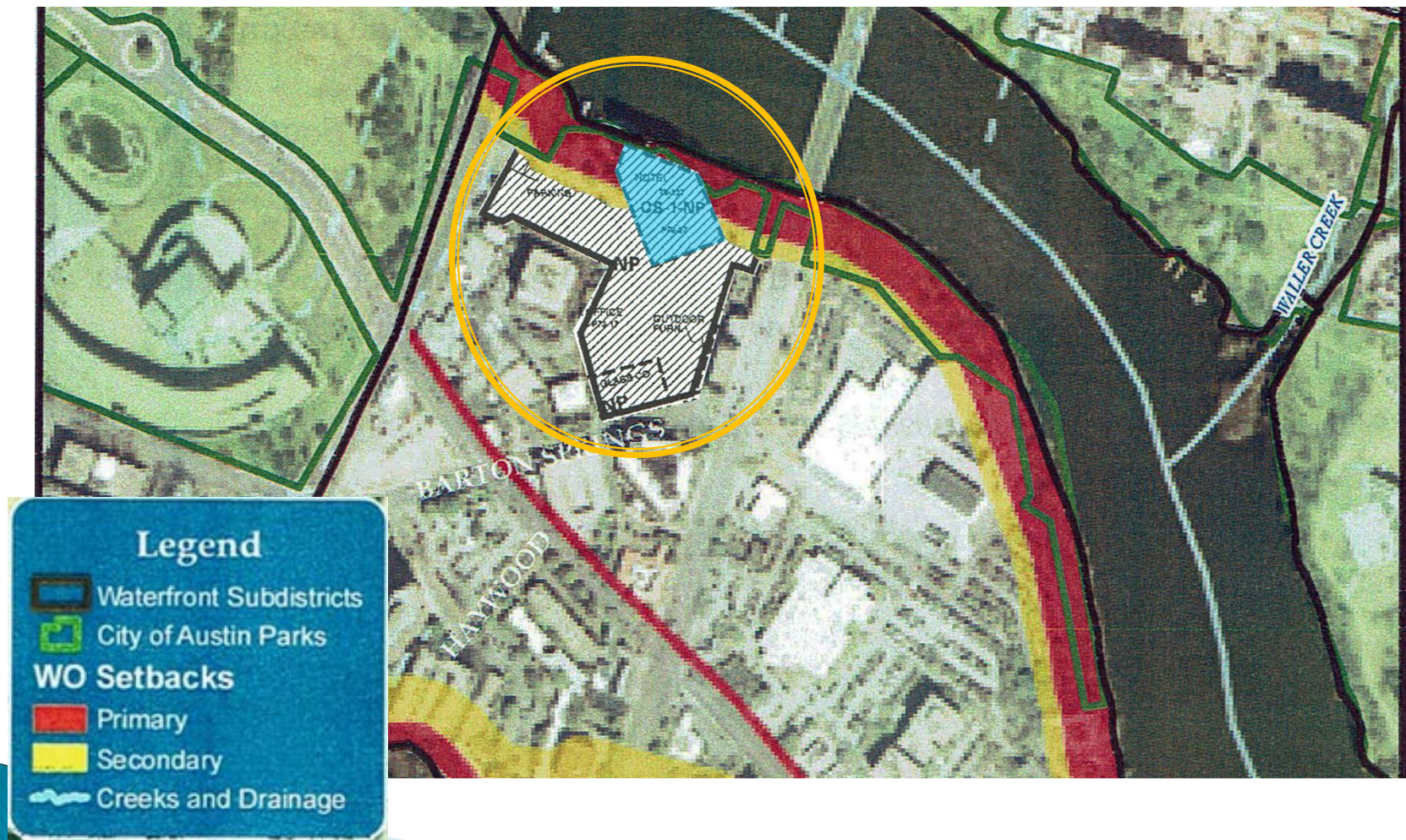
South Central Austin Community Development Corporation (SCACDC)



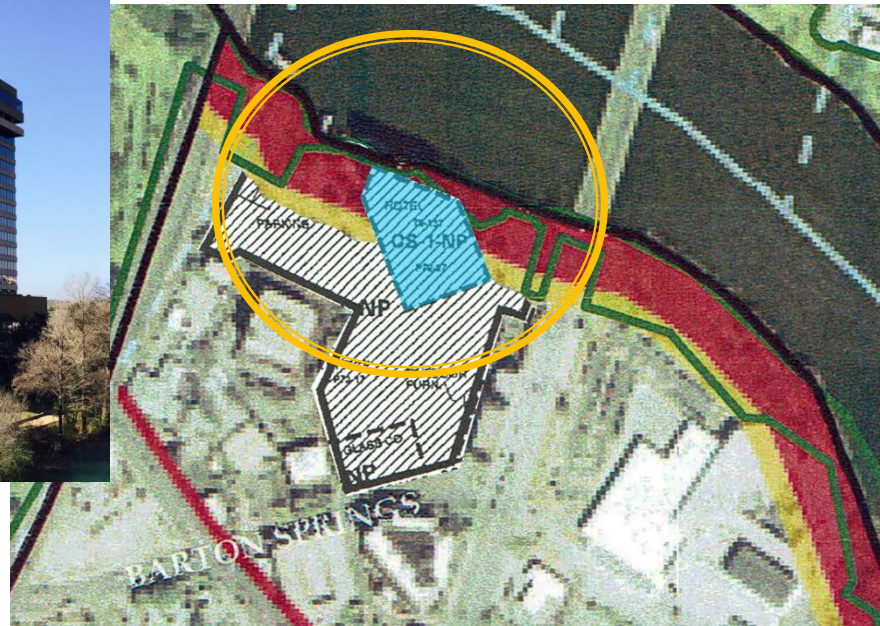
- Origins: 2007
Hyatt-Fairfield
PUD



South Central Austin Community Development Corporation (SCACDC)



Bouldin Creek Neighborhood Association PUD Negotiation



Bouldin Creek Neighborhood Association PUD Negotiation

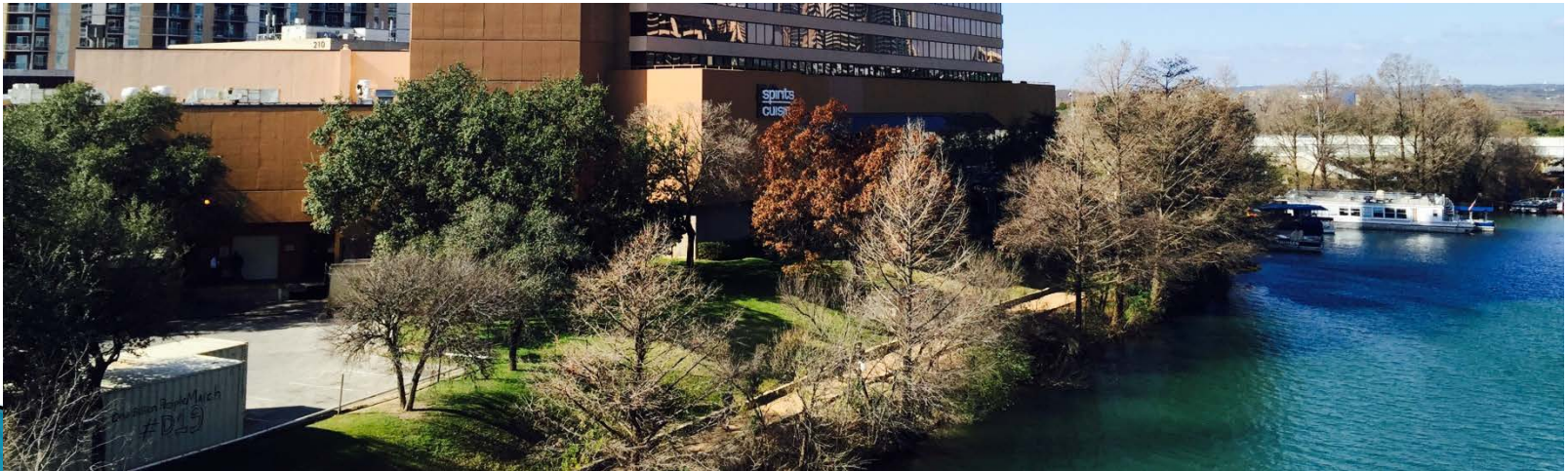


Neighborhood Planning Areas



Bouldin Creek Neighborhood Association PUD Negotiation

A principal objective: Prevent any further development on the Waterfront Overlay's primary or secondary setbacks.





Bouldin Creek Neighborhood Association PUD Negotiation

To disincentivize further development on the Hotel Parcel, BCNA included in a private restrictive covenant:

- For every additional s.f. of space built on the Hotel parcel, developer pays \$14 toward affordable housing in adjacent neighborhood area.

2008, Bouldin Creek CDC Created

December 31, 2008

TO: Current owners of Hyatt Regency Austin Property

FROM: Gary Hyatt, President of the Bouldin Creek Neighborhood Association

Dear Sir:

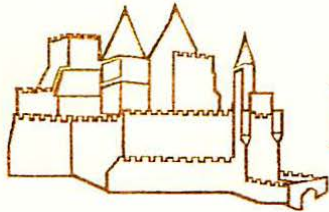
The Bouldin Creek Neighborhood Association (BCNA) has named the Bouldin Creek Community Development Corporation as its "Future Community Benefit Entity" for any community benefit payments that might result from future development or redevelopment of the Hyatt Regency Austin property.

As you are no doubt aware, the restrictive covenant that exists between the Bouldin Creek Neighborhood Association (BCNA) and any current or future owner of this property specifies when and how those community benefit payments would be triggered.

The Bouldin Creek Community Development Corporation will be registered with the Texas Secretary of State as a Texas Unincorporated Nonprofit Association and will attain 501(c)(3) nonprofit status.

Bouldin Creek Community Development Corporation
800 Christopher Street
Austin, TX 78704
(512) 565-5361

2014, First Payment Received



EDINBURGH MANAGEMENT, L.L.C.

May 29, 2014

BOULDIN CREEK NEIGHBORHOOD ASSOCIATION
ATTN: Kevin Lewis, Association President
PO Box 3683
Austin, Texas 78764

Re: Payment to Hyatt Community Benefit Payment to the Bouldin Creek Community Development Corporation as set forth in the Restrictive Covenant between Fairfield Townlake/Zilker, LP and the Bouldin Creek Neighborhood Association effective January 30, 2007.

Dear Mr. Lewis:

As you know, the Hyatt has built a parking garage and additional ballroom on the South Parcel of the Hyatt PUD. In order to accommodate a connection between the hotel and the parking garage/ballroom, we obtained a site development permit for an enclosed 2nd floor link

2015 Grant Proposal Accepted

2015

**Bouldin Creek Community Development Corporation
DECLARATION AND AGREEMENT OF GRANT**

The Bouldin Creek Community Development Corporation (the “Bouldin CDC”) hereby grants to The Blackland CDC (“Grantee”), \$ 42,700 (the “Funds”) pursuant and subject to the terms and conditions set forth in this Declaration and Agreement of Grant (the “Declaration”). The Grantee, in accepting the Funds and executing this Declaration, warrants, represents and covenants that the Funds shall be held, administered and used in strict accordance with the following terms and conditions.

1. Grant Purposes. The Funds shall be used by Grantee solely in accordance with the budget set forth in Exhibit A attached hereto and for the following purpose: the building/construction of the East Bouldin Cottage in Blackland (the “Project”).

While the Bouldin CDC will not set conditions for selecting a tenant for East Bouldin Cottage, Bouldin CDC prefers a long term resident of Bouldin, Blackland or any other long-established Austin neighborhood confronted with economic hardship and who would otherwise be displaced.

Project Currently Underway

Blackland CDC

Bouldin Creek CDC Alley Flats Project

Progress Update

December 12, 2017

Benchmarks Achieved

- Contracted with Austin Community Design & Development Center on alley flat design
- Approved design for three alley flats
- Acquired City of Austin S.M.A.R.T. Housing Certification approval
- Submitted Construction Site Plans to City of Austin for permit approval
- Received 3 construction Bids
- Completed All Permitting

3 Alley Flat ADUs

1703-B E 22ND STREET ACCESSORY DWELLING UNIT

SITE INFORMATION:

TOTAL LOT SIZE	11,485 SF
IMPERVIOUS COVER:	30.5%
EXISTING PRIMARY HOUSE	1,025 SF
EXISTING COVERED PATIO	192 SF
EXISTING DRIVEWAY	463 SF
EXISTING CONC. STEPS & WALKWAYS	102 SF
NEW ADU	904 SF
NEW ADU COVERED PORCH	186 SF
NEW CONC. WALKWAY	382 SF
NEW PARKING	285 SF
TOTAL IMPERVIOUS COVER	3,498 SF
BUILDING COVERAGE:	20.1%
EXISTING BUILDING	1,025 SF
EXISTING COVERED PORCH	192 SF
NEW BUILDING	904 SF
NEW COVERED PORCH	186 SF
TOTAL BUILDING COVERAGE	2,307 SF

SHEET INDEX:

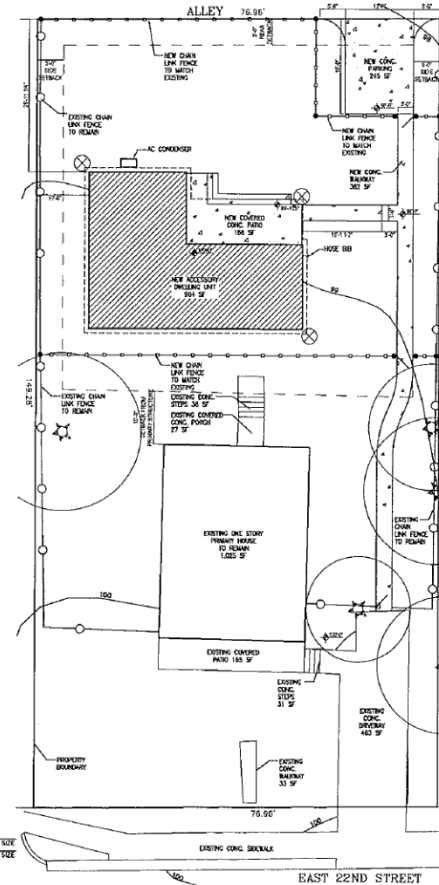
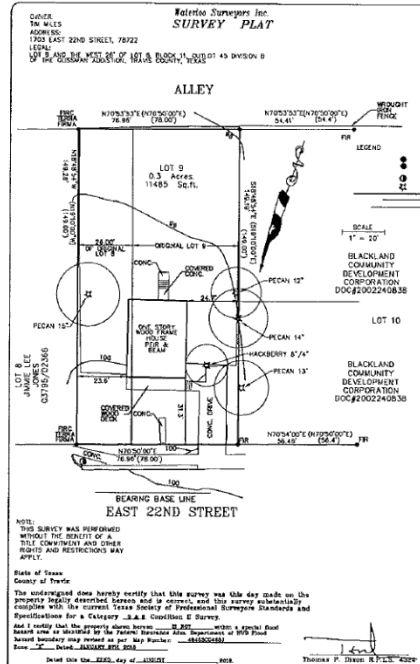
A101	SITE PLAN + GENERAL INFORMATION
A102	FLOOR PLANS + ELECTRICAL PLANS
A103	EXTERIOR ELEVATIONS
A104	SECTIONS + ROOF PLAN
A105	VISIBILITY PLAN
S100	FOUNDATION PLAN + DETAILS
S200	ROOF FRAMING + WALL BRACING PLANS
S300	DETAILS

GENERAL NOTES:

- THE ARCHITECT OR ENGINEER WILL NOT BE RESPONSIBLE FOR ANY ACTION BY ANYONE ON THE PROJECT IF THAT PERSON DOES NOT COMPLY WITH ANY CITY ORDINANCE, ORDINANCE AMENDMENT, OR ORDINANCE SUPPLEMENT.
- FOR ALL INFORMATION TO BE COVERED WITH THESE DRAWINGS SHALL BE CONSTRUCTION BY THE CONTRACTOR AT THE CONTRACTOR'S RISK.
- THE GENERAL CONTRACTOR SHALL APPROVE ALL CONTRACTORS AND BE RESPONSIBLE FOR OBTAINING NECESSARY PERMITS AND FOR OBTAINING TO CONTRACT THE PROJECT AND FOR OBTAINING ANY CHANGES INCLUDING MECHANICAL, ELECTRICAL, PLUMBING, AND/OR STRUCTURAL IMPROVEMENTS.
- OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY ELECTRICAL, MECHANICAL, AND/OR STRUCTURAL IMPROVEMENTS.
- NO WORK SHALL BE PERFORMED IN THESE AREAS UNLESS IT IS NECESSARILY FOR THE PROJECT AND NOT FOR THE PROJECT'S OWNERS.
- GENERAL CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS FOR THE PROJECT AND SHALL BE RESPONSIBLE FOR OBTAINING ANY CHANGES INCLUDING MECHANICAL, ELECTRICAL, PLUMBING, AND/OR STRUCTURAL IMPROVEMENTS.
- PROJECT SHALL BE COMPLETED WITHIN THE PROJECT'S OWNERS' TIME FRAME.
- OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY ELECTRICAL, MECHANICAL, AND/OR STRUCTURAL IMPROVEMENTS.

SITE PLAN NOTES:

- INSTALL 1/2" PLYWOOD SHEET AND SAFETY MEASURES REQUIRED BY THE CITY OF AUSTIN BEFORE WORK.
- STAKE OUT WORK.
- ALL CONCRETE REQUIRED DURING PROJECT SHALL BE PROPERLY RECYCLED AND RECYCLED FROM THE LAUNDRY.
- ALL EXCESS DIRT AND DEBRIS SHALL BE REMOVED FROM THE SITE AT THE END OF CONSTRUCTION.



Blackland Community
Development Corporation
1919 E. 22nd Street,
Austin, TX 78722

ACDDC
Austin Community Development
Corporation

1215 Riverside Ave.,
Austin, Texas 78701
P: 512.223.4541

1703-B E 22nd St.
SMART Housing - Expanded Permit Review

FOR REVIEW ONLY, NOT
FOR CONSTRUCTION

Blackland Alley Flat

Project Address:
1703-B E 22nd Street
Austin, TX 78722

Drawn by:
**SITE PLAN &
GENERAL
INFORMATION**

Drawn by:
A101

Name Change Reflects Wider Service Area

Form 503
(Revised 09/13)

Return in duplicate to:
Secretary of State
P.O. Box 13697
Austin, TX 78711-3697
512 463-5555
FAX: 512 463-5709
Filing Fee: \$25



This space reserved for office use.

Assumed Name Certificate

Assumed Name

1. The assumed name under which the business or professional service is, or is to be, conducted or rendered is: South Central Austin Community Development Corporation

Entity Information

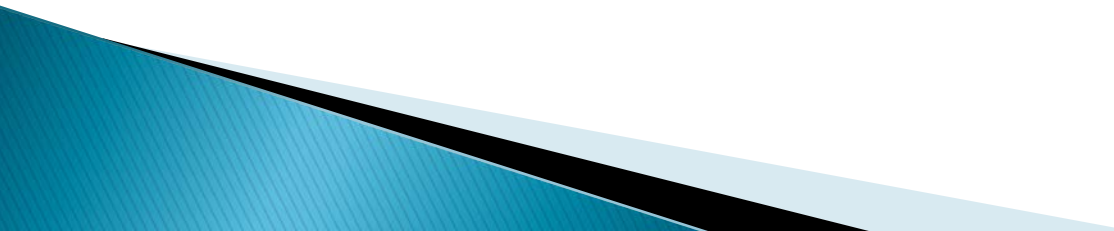
2. The legal name of the entity filing the assumed name is:

Bouldin Creek Community Development Corporation, Inc.

State the name of the entity as currently shown in the records of the secretary of state or on its organizational documents, if not filed with the secretary of state.

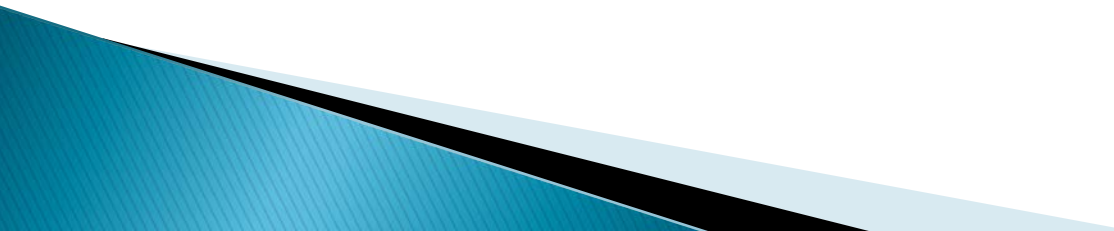
SCACDC Board of Directors

Sara Clark is an attorney in the firm Scott Douglass & McConnico LLP, representing individuals partner at and business, professional, and governmental entities in complex civil litigation matters. Her representation includes Spanish-only speaking clients. Her work on homelessness and housing affordability issues includes chairing the Downtown Austin Community Court Advisory Board from 2015 to present.



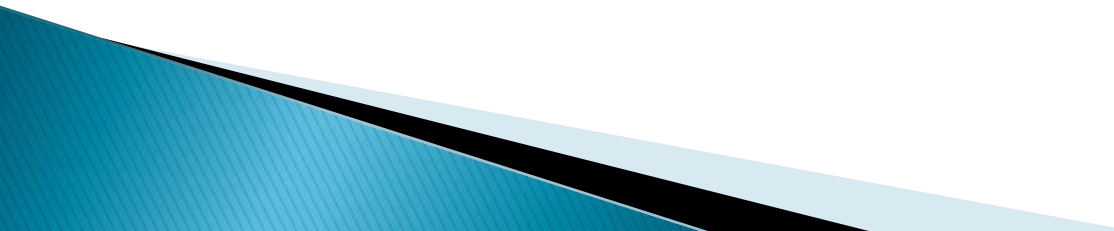
SCACDC Board of Directors

Gretchen Otto is a book publishing management professional and small business owner. She has served as Vice President and President of the South River City Citizens neighborhood association, and is a board member on the Travis Heights Elementary School PTA. She is a member of the Austin Area League of Women Voters and past volunteer at Safe Place.



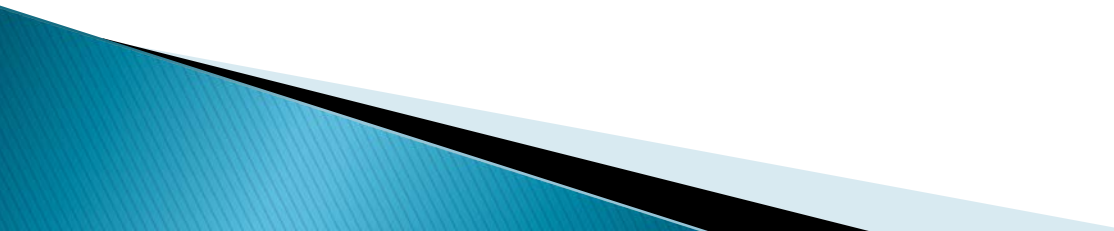
SCACDC Board of Directors

Ellen Richards serves as the Chief Strategy Officer for Integral Care, an organization that provides affordable and permanent supportive housing in Travis County. She is founder and serves as Chair Emeritus for the Ann Richards School Foundation and is a member of the Board for Communities in Schools. A lifelong resident of Austin, Ellen is committed to ensuring that any person can afford to live here.



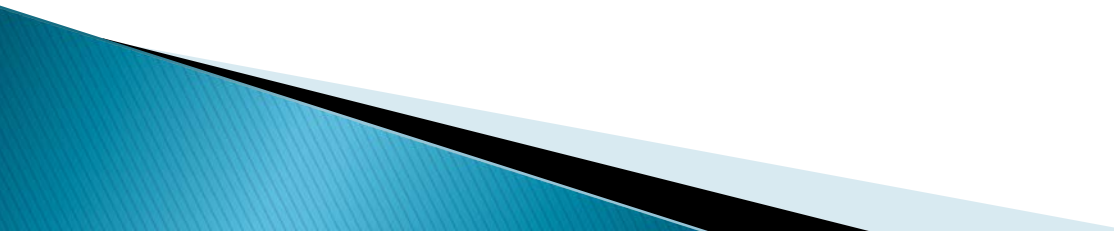
SCACDC Board of Directors

Cory Walton is a communications specialist whose work experience ranges from Fortune 500 corporations to music promotion agencies. He currently works for the Texas Health and Human Services Commission, informing Texas legislators, the media and general public on Federal crisis counseling programs for survivors of Hurricane Harvey. He formerly served on the City of Austin's Waterfront Planning Advisory Board.



SCACDC Board of Directors

Ingrid Weigand is a former Marketing Communications Manager for Austin Energy, and now serves as the Executive Director of the Austin Science Education Foundation, which supports the Austin Energy Regional Science Festival. She has over 20 years' experience working with non-profit organizations, many of them in the social service sector. Since 2005, she has been the Bouldin Creek Neighborhood Association's (BCNA) interface with City of Austin Parks and Recreation Department to build and manage trails systems, greenbelts and pocket parks on East and West Bouldin Creeks.



SCACDC Board of Directors

Gavin Wilson specializes in finance and accounting, business planning and general management for non-profit organizations. He has served as Board President and Treasurer of the Multicultural Refugee Coalition. He has held board, programs management and other roles with Austin Voices for Education and Youth, Foundation Communities, and the Lady Bird Lake's Trails Foundation. He served as Director of Finance in the start-up and blossoming of the City of Austin's partnership B-cycle bicycle rental program.

