




## MEMORANDUM

**TO:** Mayor and Council

**FROM:** Alex Gale, Interim Officer, Office of Real Estate Services 

**DATE:** September 6, 2018

**SUBJECT:** Update regarding relocation of the Austin Municipal Court and Downtown Austin Community Court (Resolution No. 20180215-048)

On May 10, 2018, City Council approved Office of Real Estate Services (ORES) to negotiate and execute a 120-month Lease Agreement with one option for an additional ten years. The space is approximately 96,000 square feet for the Municipal Court with Met Center Partners-11, Ltd. located at Met Center II, Building 3, 7000 Metropolis Drive.

Municipal Court and ORES have been meeting on a weekly basis with Met Center Partners-11 Ltd. and their architects, negotiating and finalizing the build-out scope and associated construction budget, as well as space requirements requested by the Municipal Court. The work finalizing the build-out costs, and construction documents continue as of today with the objective to have it completed by October 8th. Once the construction documents are completed, ORES and Municipal Court will review the total expenditure costs associated with facility occupancy, build-out, maintenance, repair and various operating expenses to determine if it is in the best interest for the City of Austin to move forward.

After successful negotiations, ORES staff will finalize the lease with the Met Center and submit it to the Law Department for review. Once the lease is executed, ORES will assist the Municipal Court staff with relocation to the new facility. The build-out construction completion and building occupancy are scheduled for the end of June 2019.

In the event of unsuccessful negotiations, alternative solutions have been investigated to expedite any new negotiation and Council action. The timeline and options for the relocation of the Downtown Austin Community Court (DACC) and future use of the current Austin Municipal Court site will be finalized after the successful relocation of the Municipal Court staff to a new facility.

ORES will continue to keep Mayor and Council informed of the work progress. Please feel free to contact me at (512) 974-1416, if you have any questions.

xc: Spencer Cronk, City Manager  
Sara Hensley, Interim Assistant City Manager  
Judge Sherry Statman, Austin Municipal Court