



**URBAN RENEWAL BOARD**  
**DRAFT MINUTES**

**REGULAR MEETING**  
**October 15, 2018**

**The Urban Renewal Board convened in a regular meeting on Monday, October 15, 2018, at the Street-Jones Building, 1000 East 11<sup>th</sup> Street, Room 400A, Austin TX.**

**Chair Babb called the Board Meeting to order at 6:08 p.m.**

**Board Members in Attendance:**

**Joe Babb, Chair**  
**Nicole Sunstrum, Vice-Chair**  
**Maegan Ellis**  
**Roxanne Evans**

**Board Members Absent**

**Nathaniel Bradford**  
**Parisa Fatehi-Weeks**  
**Jana Ortega**

**Staff in Attendance:**

**Rosie Truelove**  
**Gina Copic**  
**Sandra Harkins**  
**Habib Erkan**

**PURPOSE:** The Board of Commissioners primary responsibility is to oversee the implementation and compliance of approved Urban Renewal Plans that are adopted by the Austin City Council. An Urban Renewal Plan's primary purpose is to eliminate slum and blighting influence within a designated area of the city.

- 1. APPROVAL OF MINUTES – – Approval of the October 15, 2018, Regular Meeting Minutes The motion to approve the October 15, 2018, regular meeting minutes was made by Vice-Chair Sunstrum, seconded by Commissioner Ellis and approved on a 4-0-0 vote.**
- 2. CITIZEN COMMUNICATION: GENERAL** (The first 5 speakers signed up prior to the meeting being called to order will each be allowed a three-minute allotment to address their concerns. This is the opportunity for visitors and guests to address the Urban Renewal Agency of the City of Austin (Agency) on any issue. The Agency may not debate

any non-agenda issue, nor may any action be taken on any non-agenda issue at this time however the Agency may present any factual response to items brought up by citizens. (Attorney General Opinion – JC-0169) (Limit of three minutes each).

**None**

**Chair Babb recessed the meeting for a break at 7:26 p.m. and reconvened the meeting at 7:31 p.m.**

**Chair Babb recessed the meeting to go into Executive Session at 7:31 p.m.**

### **3. Executive Session**

- a. Pursuant to Texas Government Code Section 551.071 (entitled “Consultation with Attorney) the Board of Commissioners shall convene in executive session to consult with the URB’s attorney and seek legal advice before acting on the 11-month license agreement with Diverse Arts Culture Works for the properties located at 1106, 1112, and 1114 East 11<sup>th</sup> Street and 1109 Juniper Street.
- b. Pursuant to Texas Government Code Section 551.071 (consultation with attorney) the Board of Commissioners shall convene in executive session to consult with the URB’s attorney regarding the request for extension of the “Outside Completion Date” and request to release the Escrowed Funds as allowed under the Escrow Agreement of real property located in Austin, Texas at 1120 East 12th Street.
- c. Reconvene in open session and possibly take action on any matter lawfully deliberated in executive session.

**Chair Babb reconvened the Urban Renewal Board meeting at 8:15 p.m., no action was taken by the Board of Commissioners during Executive Session**

**Chair Babb recessed the meeting for a break at 8:15 p.m. and reconvened the meeting at 8:19 p.m.**

### **4. NEW BUSINESS**

**Item 4.a. Public comment was taken prior to going into Executive Session.**

**Item 4.a. action was taken after Executive Session**

- a. Discussion and possible action authorizing the negotiation and execution of a 11-month amendment to the License Agreement with Diverse Arts Culture Works for the properties located at 1106, 1112 and 1114 East 11<sup>th</sup> Street and 1109 Juniper Street.  
**A motion to direct Diverse Arts Culture Works to provide a plan of action to correct code complaints and to extend the License Agreement with Diverse Arts Culture Works until November 30, 2018, for properties located at 1106, 1112, and 1114 East 11<sup>th</sup> Street and 1109 Juniper Street, was made by Commissioner Ellis and seconded by Commissioner Evans and approved on a 4-0-0 vote.**

The commissioners further directed URB staff to request Diverse Arts Culture Works to provide comments on the Draft License Agreement one week from October 16, 2018.

**Item 4.b. was heard prior to going into Executive Session**

- b. Discussion and possible action of an Urban Renewal Board's policy on property disposition.

**Rosie Truelove and Sandra Harkins presented this item. No action was taken. Postponed to next scheduled meeting.**

- c. Discussion and possible action approving the Urban Renewal Board's meeting dates for 2019.

**The motion to approve the Urban Renewal Board's meeting dates for 2019 was made by Commissioner Evans, seconded by Commissioner Ellis and approved on a 4-0-0 vote.**

- d. Discussion and possible action to reschedule the Urban Renewal Board's November 12, 2018 meeting.

**No action was taken. Chair Babb will call a Special Called Meeting based on Commissioner's availability.**

- e. Discussion and possible action on the process for a recommendation to the Austin City Council to consider an extension and/or renewal to the Agreement Concerning Implementation of the East 11<sup>th</sup> and 12<sup>th</sup> Streets Urban Renewal Plan between the City of Austin and the Urban Renewal Board.

**No action was taken.**

- f. Discussion and possible action concerning Commissioner Ellis' and Chair Babb's continued ability to represent the Urban Renewal Board before City Council and City Board and Commissions regarding the extension of the East 11<sup>th</sup> and 12<sup>th</sup> Street Urban Renewal Plan.

**The motion to approve Commissioner Ellis' and Chair Babb's continued ability to represent the Urban Renewal Board before City Council and City Board and Commissions regarding the extension of the East 11<sup>th</sup> and 12<sup>th</sup> Street Urban Renewal Plan was made by Vice-Chair Sunstrum, seconded by Commissioner Evans and approved on a 4-0-0 vote.**

**5. OLD BUSINESS**

- a. Update, discussion and possible action regarding the developments at 1120 East 12th Street and 1322-1336 East 12th Street.

**No update was provided.**

**Item 5.b was heard prior to Executive Session**

- b. Discussion and possible action concerning the City of Austin Code Departments, Code Complaint issued for the properties located at 1106, 1112 and 1114 East 11<sup>th</sup> Street and 1109 Juniper Street.

**Staff provided update. Action was taken under Item 4.a. for this item.**

- c. Discussion and possible action regarding the Urban Renewal Board's existing request for proposal scoring criteria and matrix to ensure consistency with the goals of the Urban Renewal Plan and how enforcement provisions may be implemented.

**No action was taken. Postponed to next scheduled meeting.**

- d. Update, discussion and possible action regarding the extension to the term of the East 11<sup>th</sup> and 12<sup>th</sup> Street Urban Renewal Plan.

**Staff and Commissioner Ellis provided update. No action was taken.**

**6. Staff Update**

Update on East 11<sup>th</sup> and 12<sup>th</sup> Street Development Strategy Implementation

**No update was provided.**

**NEXT MEETING/FUTURE AGENDA ITEMS**

Next meeting is scheduled for Monday, November 12, 2018 (to be rescheduled) at 6:00 p.m.

**ADJOURNMENT – Meeting ended at 9:03 p.m.**