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commercial uses along TPN corridors, and facilitates social interaction by encouraging mixed-use developments that are served by multiple transportation modes with active ground floor uses and welcoming public spaces; and

WHEREAS, the City's internal Strategic Facilities Governance Team is currently looking across all City facility needs and leases to analyze and recommend facility strategies to maximize the use of City resources; and

WHEREAS, given the demands on all City resources, the City Council values the approach of maximizing the use of City-owned property for the benefit of the City and the community; **NOW, THEREFORE**,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

The City Manager is directed to initiate a process for redevelopment of the Rutherford Lane Campus, including consideration of current and future City facility needs and private development opportunities.

BE IT FURTHER RESOLVED:

The City Manager should consider expanding the AARC Master Plan to include the Rutherford Lane Campus and identifying improvements made possible by a larger redevelopment project, including:

1. Continuing PARD's role as operator of the AARC;
2. Sharing parking on the Rutherford Lane Campus to reduce the surface parking requirements on the AARC site;

- 41 3. Considering underground drainage infrastructure to serve the
42 Rutherford/AARC Campus, thereby creating a more cohesive development;
43 4. Integrating senior housing, retail, and/or office space into the
44 Rutherford/AARC Campus; and
45 5. Incorporating placemaking principles that add value to the neighborhood and
46 on-site users.

47 **BE IT FURTHER RESOLVED:**

48 The City Manager should explore various funding sources and methods for delivering
49 a multi-use Rutherford/AARC Campus, including but not limited to:

- 50 1. Establishing public-private partnerships with the potential to generate capital or
51 operating revenues for AARC, on-site facilities, and the general City budget;
52 2. Utilize an economic development corporation; and
53 3. Issuing debt and other financing mechanisms.

54 **BE IT FURTHER RESOLVED:**

55 In conjunction with the Strategic Facilities Governance Team recommendations, the
56 City Manager is directed to return to Council with a proposal to incorporate the AARC
57 Master Plan into a larger consolidated plan for the entire Rutherford/AARC Campus by the
58 end of 2019.

59 **ADOPTED:** _____, 2019

60 **ATTEST:** _____

61 Jannette S. Goodall
62 Secretary