



Recommendation for Action

File #: 19-3304, **Agenda Item #:** 39.

10/17/2019

Posting Language

Conduct a public hearing in accordance with Section 26.001 et seq. of the Texas Parks and Wildlife Code to consider a resolution authorizing a change of use of dedicated parkland, known as Dove Springs District Park, for the Austin Public Health Department to construct, occupy and operate the Dove Springs District Health Facility, at 5801 Ainez Drive.

Lead Department

Parks and Recreation Department

Fiscal Note

There is no fiscal impact to this item.

Prior Council Action:

Kimberley Maddox, Assistant Director, (512) 972-5041; Kalpana Sutaria, Project Manager, (512) 974-7225; Gregory Montes, Program Manager II, (512) 974-9458; Ricardo Soliz, Division Manager, (512) 974-9452; Shelley Franklin, Administrative Specialist, (512) 974-6717

For More Information:

August 27, 2019 - No action taken by the Parks and Recreation Board, a special called PARB meeting will take place on September 10 to discuss this item.

Additional Backup Information:

Chapter 26 of the Texas Parks and Wildlife Code provides that the use of parkland for non-park purposes may be approved upon findings that there is no feasible and prudent alternative to the use of this land and that all reasonable planning has been done to minimize harm to such land.

Dove Springs District Park is located at 5801 Ainez Drive and provides the community with a variety of recreational improvements such as a swimming pool, recreation center, ball fields, basketball courts, volleyball courts, tennis courts, trails, soccer fields, picnic areas, and playscapes.

The proposed public health facility will not impact any of the existing recreational improvements, but instead results in a \$16 million project that will include a full-service neighborhood center, WIC clinic, immunizations clinic, childcare center, multipurpose space and a commercial kitchen for community use.

To mitigate the use of parkland, the Austin Public Health Department will construct a soccer field, including irrigation, lighting, trails, pervious pavements where possible, and parking.

Approval of the use of parkland is made on the condition that all restoration is completed in accordance with the Standard Specifications and Construction Standards of the City of Austin and the Parks and Recreation Department's "Construction in Parks Specifications." The Austin Public Health Department will pay all costs associated with the restoration of the property. In addition, the Austin Public Health Department mitigation amount is \$181,738, which includes \$150,000 in park improvements. This leaves a \$31,738 remaining mitigation balance to be paid by the Austin Public Health Department for the permanent taking of parkland.

There is no feasible and prudent alternative to the use of the dedicated parkland, which includes all reasonable planning to minimize harm to such lands. The dates of public notification in the *Austin American-Statesman* were August 25, September 1, and September 8, 2019.