



URBAN RENEWAL BOARD
DRAFT MINUTES

REGULAR MEETING
October 21, 2019

The Urban Renewal Board convened the regular meeting on Monday, October 21, 2019, at the Street-Jones Building, 1000 East 11th Street, Room 400A, Austin TX.

Vice-Chair Escobar called the Board Meeting to order at 6:04 p.m.

Board Members in Attendance:

Manuel Escobar, Vice-Chair
Amit Motwani
Danielle Skidmore
Nathaniel Bradford
Roxanne Evans

Board Members Absent:

Jacqueline Watson
Darrell Pierce (Pending new Appointee completing City Clerk Requirements)

Staff in Attendance:

Mandy DeMayo
Gina Copic
Sandra Harkins

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 September 16, 2019, Regular Meeting Minutes. **The motion to approve the September 16, 2019, regular meeting minutes, was made by Commissioner Bradford, seconded by Commissioner Evans and approved on a 5-0-0 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).

Eric Standridge

Ethan Smith

Stacey Locke

3. NEW BUSINESS

- a. Briefing and discussion regarding the Urban Renewal Board's 9-month work plan.
Mandy DeMayo provided briefing regarding the Board's 9-month work plan.

Items discussed:

- **What is the continued role of the Urban Renewal Board beyond the sale of Blocks 16 and 18?**
- **Additional meetings/work sessions will need to be scheduled to provide education and training on the Urban Renewal Plan and the Neighborhood Conservation Combining District.**

Staff Assignment:

- **Send available dates for a November work session. Work session will begin at 5 p.m. and end at 9 p.m.**
 - **Disburse to the Commissioners the new commissioner Orientation Agenda.**
- b. Election of URB Chair and Vice Chair to serve the 2019 – 2020 term of office, November 1, 2019 through October 31, 2020.

The nomination by Commissioner Evans, seconded by Commissioner Bradford for Vice-Chair Escobar to serve as Chair for the 2019-2020 term of office, November 1, 2019 through October 31, 2020 was approved on a 5-0-0 vote.

The nomination by Vice-Chair Escobar, seconded by Commissioner Bradford for Commissioner Evans to serve as Vice-Chair for the 2019-2020 term of office, November 1, 2019 through October 31, 2020 was approved on a 5-0-0 vote

Vice-Chair Escobar announced the Urban Renewal Board would discuss Item 3.c in Executive Session at 7:21 p.m.

- c. Discuss and authorize the execution of an Agreement Concerning Implementation of the East 11th and 12th Streets Urban Renewal Plan with the City of Austin for a period of nine months and to provide the City Council with an update on the status of the Board's activities no later than March 31, 2020, with the City of Austin relating to roles, responsibilities and processes for the redevelopment of the East 11th and 12th Street Revitalization Project.

Vice-Chair Escobar reconvened the Urban Renewal Board meeting at 7:46 p.m. No action was taken during Executive Session.

The motion authorizing the execution of the Agreement Concerning Implementation of the East 11th and 12th Streets Urban Renewal Plan with the City of Austin for a period to nine months and to provide City Council with an update on the status of the Board's activities no later than March 31, 2020, with the City of Austin relating to roles, responsibilities and processes for the redevelopment of the East 11th and 12th Street Revitalization Project was made by Vice-Chair Escobar, seconded by Commissioner Skidmore and approved as amended below, on a 5-0-0 vote.

The amendment was to revise the Statement of Work and Budget, Performance Measures deadlines for items 3 a, b and c to March 31, 2020.

- d. Discussion and possible action regarding Urban Renewal Board nominations and appointments of commissioners. **The motion authorizing staff to submit a recommendation from the Urban Renewal Board to the Mayor requesting the reappointment of Jacqueline Watson to the Urban Renewal Board, was made by Vice-Chair Escobar, seconded by Commissioner Bradford and approved on a 5-0-0 vote.**
- e. Authorize negotiate and execute the fourth amendment to the Escrow Agreement that provides for approval of the fifth extension to the Outside Completion Date for the properties located at 1322-1336 East 12th Street from October 31, 2019 to December 31, 2019. **Matt Harriss, Chief Financial Officer, Butler Family Interests, provided a project briefing, which included a request for the fourth extension.**

The motion authorizing the negotiation and execution of the fourth amendment to the Escrow Agreement that provides for approval of fourth extension to the Outside Completion Date for the properties located at 1322-1336 East 12th Street from October 31, 2019 to December 31, 2019, was made by Commissioner Evans, seconded by Commissioner Bradford and approved on a 5-0-0 vote.

Vice-Chair Escobar announced the Urban Renewal Board would discuss Item 3.f in Executive Session at 8:14 p.m.

- f. Discussion and possible action authorizing the negotiation and execution of the second amendment, to the License Agreement with DiverseArts Culture Works for the properties located at 1106, 1112 and 1114 East 11th Street and 1109 Juniper Street. **Correction was made to the posting language. This action would approved the second amendment, not the third amendment.**

Vice-Chair Escobar reconvened the Urban Renewal Board meeting at 8:37 p.m. No action was taken during Executive Session.

The motion to negotiate and execute the second amendment to the License Agreement with Diverse Arts Culture Works to June, 30, 2020, for properties located at 1106, 1112, and 1114 East 11th Street and 1109 Juniper Street was made by Vice-Chair Escobar and seconded by Commissioner Bradford and approved on a 5-0-0 vote

- g. Discussion and possible action approving the Urban Renewal Board's meeting dates for 2020. **The motion to approve the Urban Renewal Board's meeting dates for 2020 was made by Vice-Chair Escobar, seconded by Commissioner Evans and approved on a 5-0-0 vote**
- h. Discussion and possible action to approve an appointment to the Urban Renewal Plan Implementation Committee. **The nomination by Vice-Chair Escobar, seconded by Commissioner Evans to appoint Commissioner Bradford to the Urban Renewal Plan Implementation Committee, was approved on a 5-0-0 vote.**

4. OLD BUSINESS

- a. Discussion and possible action on recommended modifications to the East 11th and 12th Street Urban Renewal Plan and the East 11th Street Neighborhood Conservation Combining District (NCCD) to parallel the structure of the current East 12th Street NCCD. **Jana McCann with McCann Adams Studios provided a brief overview of the East 11th and 12th Street Urban Renewal Plan recommended changes. Recommended the Board review the East 11th and 12th Street Development Strategy. Staff will send the web link to the East 11th and 12th Street Development Strategy.**
- b. Update, discussion and possible action regarding development plans for property owned by Eureka/Gilfillan Group within the East 11th and 12th Street's Urban Renewal Plan boundaries, including 1120 E 12th Street.
Staff read into the record written update from Eureka/Gilfillan Group.

5. UPDATE FROM URBAN RENEWAL BOARD COMMITTEES, WORKING GROUPS AND APPOINTMENTS

Discussion and possible action on the following:

- a. Urban Renewal Plan Implementation Committee
Committee activities are on hold.
- b. Stakeholder Engagement Working Group
Working Group activities are on hold.

NEXT MEETING/FUTURE AGENDA ITEMS

Next meeting is scheduled for Monday, November 18, 2019, at 6.00 p.m.

ADJOURNMENT – Meeting ended at 9:23 p.m.