

DRAFT - 10/19/2019

**SAMPLE
PROPOSED SELECTION CRITERIA
AUSTIN CREATIVE SPACE BOND**

Eligibility Requirements

- **Equity**
 - Short description (300 words or less) of how an equity-driven process was incorporated into the vision for the proposed project (ex: did you speak to community members in the district, did you use data from the Community Survey results, and how did this inform your project proposal)
- **Operator Capacity**
 - Operator must have been established/operating in Austin for a minimum of 2 years.
 - Operator must demonstrate a strong track record of successful community engagement (provide # of programming hours per year, estimated # of community members served, and demographics of those served)
 - Operator must demonstrate stable financial history (no late rent payments, no significant operating budget deficiencies for the past 2 years)
- **Financial Feasibility**
 - Development budget and approximate schedule must be provided
 - Total project costs cannot exceed \$12,000,000 unless they are fully funded (projects with funding gaps will not be considered)
 - Operating budget (10 year pro-forma) must be provided
 - Operating budget must include appropriate amount of operating and capital reserves and cannot have more than 3-years of negative cash flow
- **Identify Applicant Structure/Roles** - Must meet or exceed the City's requirements for women / minority owned businesses
 - Ownership
 - Construction Project Manager
 - Property Manager/Operator
 - Programming

Phase I: Priority Criteria

Proposed project must score a minimum of 85/100 points in Phase I, across the three categories below, in order to advance to Phase II of the selection process

- **Equity (40 points)**
 - Free or significantly reduced rate multi-purpose, creative space offered to underserved/marginalized individuals/groups at a minimum of 10 hours per month (or 2 events per month)
 - At least one letter of support for the proposed project by an individual or organization from underserved/marginalized community

- At least 33% of an organization's leadership and staff/administration is comprised of people from underserved/marginalized groups or communities of color
- **Amenities (35 points)**
 - Flexible rehearsal spaces to include small rooms for bands/theater companies/performance artists to rehearse (approximately 10,000 square feet)
 - Performance theater with at least 50 person capacity (may include outdoors)
 - Visual arts studio and gallery space (approximately 10,000 square feet)
 - Live music & entertainment venue with at least 250 person capacity
 - Classroom space
 - Building and improvements must comply with ADA regulations
 - Other / additional amenities unique to the proposed facility that serve the creative community
- **Targeted Zone (25 points) - Proposed facilities should be in or near the following zones listed in order of priority.**
 - E of I-35, W of US-183
 - S of Lady Bird Lake, N of Ben White (HWY-71)
 - Downtown (Lady Bird Lake to MLK and I-35 to MoPac)
 - N of 30th St, S of US-183

Phase II: Additional Criteria

If the proposed project scores a minimum of 85/100 points in Phase I above, the project is eligible to advance to Phase II of the selection process below.

The project can receive a maximum of 100 points for Phase II, across the categories below. The highest scoring proposals will then be presented to City Council and the Attorney General for approval (scoring to be determined):

- **Schedule/Timeline:** site acquisition through opening
- **Zoning/Land Use:** identify any re-zoning or conditional use approvals required
- **Identify Sources of Funding**
- **Fee for Use**
- **Accessibility to Public Transit**
- **Location that is adjacent to complementary uses, such as affordable housing development or social services**

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