



**January 27, 2022**

## Questions and Answers Report



Mayor Steve Adler

Mayor Pro Tem Alison Alter, District 10

Council Member Natasha Harper-Madison, District 1

Council Member Vanessa Fuentes, District 2

Council Member Sabino "Pio" Renteria, District 3

Council Member Gregorio Casar, District 4

Council Member Ann Kitchen, District 5

Council Member Mackenzie Kelly, District 6

Council Member Leslie Pool, District 7

Council Member Paige Ellis, District 8

Council Member Kathie Tovo, District 9

*The City Council Questions and Answers Report was derived from a need to provide City Council Members an opportunity to solicit clarifying information from City Departments as it relates to requests for council action. After a City Council Regular Meeting agenda has been published, Council Members will have the opportunity to ask questions of departments via the City Manager's Agenda Office. This process continues until 5:00 p.m. the Tuesday before the Council meeting. The final report is distributed at noon to City Council the Wednesday before the council meeting.*

## QUESTIONS FROM COUNCIL

**Item #4:** A Authorize expenditures for annual renewals of professional dues and memberships in national and state associations and organizations related to the electric utility industry, in an amount not to exceed \$512,151.

### MAYOR PRO TEM ALTER'S OFFICE

- 1) *Resolution No. 20190808-078 included direction to the City Manager to support City staff who act in nongovernmental bodies to elevate the climate crisis as a priority. Please describe how the City Manager has implemented this direction.*

This item provides the annual authorization of Austin Energy's membership dues in several industry trade associations. Those trade associations provide educational forums and policy advocacy regarding industry impact and response to climate change, as well as other issues. For example, APPA has issued a resolution voicing support for congressional action to address climate change while maintaining affordability and reliability. LPPC has adopted principles that include the support for research, development and demonstration to advance clean energy transformation. TPPA is engaged in the Public Utility Commission of Texas's market re-design analysis and the potential impact to renewable resources. MJB&A aka The Clean Energy Group (CEG), is specifically focused on addressing climate and clean energy concerns, including extensive research and legislative analysis.

Additionally, these trade associations offer training and support for Austin Energy employees. Austin Energy's General Manager serves on the boards of APPA and TPPA, and is the incoming Chair of LPPC. AE's SVP, Regulatory, Communications and Compliance services as the Vice Chair of the TPPA Governmental Relations Committee. AE's Director of Government Relations and Director of Environmental Services and Safety are active participants in Government Relations and Environmental working groups. AE's leadership staff are active CEG members.

**Item #8:** Approve an ordinance amending the Fiscal Year 2021-2022 Economic Development Department Operating Budget Special Revenue Fund (Ordinance No. 20210811-001) to accept and appropriate \$500,000 in grant funds from the National Endowment for the Arts' American Rescue Plan Grants to Local Arts Agencies for Sub-granting to provide funding for the Arts Education grant program to benefit Austin Arts Education organizations and Teaching Arts, prioritizing those led by and actively serving residents of lower income areas of Austin.

### COUNCIL MEMBER FUENTES'S OFFICE

- 1) *Please provide an update on the status of the Community Navigators which Austin City Council authorized on June 5. These navigators are intended to support local businesses, non-profit*

*organizations, and creative professionals impacted by the COVID-19 pandemic by offering application assistance and technical assistance for local, state, and federal relief programs. What is the role of a 'Community Champion' and how is that different from the role of the community navigators?*

The Economic Development Department issued a competitive solicitation for the Community Navigator Program. The solicitation period opened on September 1, 2021 and closed on October 29, 2021. Staff reviewed and scored applications, and staff selected 10 applicants for \$50,000 contracts through the competitive solicitation. Staff is in the process of finalizing contracts with each vendor and preparing the service-intake and management system for local businesses, non-profits, and creative professionals impacted by the COVID-19 pandemic. Staff anticipate opening the program for service in Spring 2022. Updates will be shared online at [www.austintexas.gov/community-navigator-program](http://www.austintexas.gov/community-navigator-program). In the meantime, EDD staff continue to provide assistance to local businesses, non-profits, and creative professionals via the one-stop resource website [www.atxrecovers.com](http://www.atxrecovers.com) and via email at [atxrecovers@austintexas.gov](mailto:atxrecovers@austintexas.gov).

Community Champions listed as part of the NEA grant application is synonymous with the forthcoming Community Navigators Program. It would be the Community Navigators who would be enlisted to assist applicants to the Arts Education grant program.

**Item #9:** Approve an ordinance amending the Fiscal Year 2021-2022 Building Services Department Capital Budget (Ordinance No. 20210811-001) to increase appropriations by \$27,000,000 for the Municipal Building renovations. Related to Items #10, and #15.

#### COUNCIL MEMBER KELLY'S OFFICE

*1) What renovations are will be done and are needed?*

The Municipal Building is a 4-story structure (including basement) with approximately 49,000 net square feet. Renovations will begin with full asbestos, lead and mold abatement. Plumbing, mechanical, electrical and roofing systems have long exceeded their expected life spans; all of these systems require full replacement. These systems will be upgraded for the DACC building program and in compliance with today's building codes, and local government codes, rules and ordinances.

Once all of the above building systems have been replaced with modern, efficient technologies, this project includes building back significant interior renovations to the 1<sup>st</sup>, 2<sup>nd</sup> and 3<sup>rd</sup> floors (including infrastructure located in street R.O.W) accommodating the DACC building program and space for other purposes, such as cultural uses. The renovation will meet or exceed the City of Austin's sustainability standards, following LEED v4.1 Interior Design and Construction (ID+C), and achieve a minimum requirement for LEED Silver Level of Certification or higher (with LEED Gold being the project goal). Where possible, consideration will be given to WELL building standards.

*2) What is the timeline on when the work will be completed?*

The most pressing project deadline is having the DACC moved in and operational as quickly as possible. Once funding and the construction methodology is approved, it will take approximately 24 months for the DACC to move in. The process of selecting a Design-Build contractor will

include a solicitation process that will take approximately 7 months to complete. Concurrently, we will begin to move staff from the facility and commence the asbestos and lead abatement.

Building space not dedicated to the DACC, but for other purposes such as cultural uses, will be a separate project phase; scheduled to be completed approximately 36 months following funding approval.

**Item #13:** Authorize award of a contract with Diversified Inspections/Independent Testing Laboratories to provide testing and inspection of aerial devices and ground ladders, for a term of five years in an amount not to exceed \$875,000. (Note: This solicitation was reviewed for subcontracting opportunities in accordance with City Code Chapter 2-9C Minority Owned and Women Owned Business Enterprise Procurement Program. For the services required for this solicitation, there were no subcontracting opportunities; therefore, no subcontracting goals were established).

COUNCIL MEMBER KELLY'S OFFICE

*1) What department(s) will be served by this contract?*

The City currently owns and operates various makes and models of aerial devices. The departments that will utilize this contract are Austin Energy, the Austin Fire Department, Austin Resource Recovery, the Austin Transportation Department, Public Works, the Parks and Recreation Department, and Austin Water.

**Item #19:** Authorize negotiation and execution of a contract with Sabre Development, LLC to provide services to develop a framework for the economic districts in the City, for a term of two years for a total contract amount not to exceed \$120,000.

COUNCIL MEMBER FUENTES'S, KITCHEN'S, TOVO'S, AND MAYOR ADLER'S OFFICE

*1) Please clarify any additional initiatives that would be addressed through the work of the Policy Framework?*

In addition to initiatives enumerated in the [January 6, 2022, memo to Mayor and Council](#), staff recognizes the need to include the following additional Council-initiated districts, established community-driven district initiatives and economic district contractual commitments:

- **City Council directives:**
  - City Cultural and Climate Innovation District ([Resolution No. 20210520-062](#))
  - African American Cultural Heritage District ([Resolution No. 20210902-048](#))
- **Maintenance and Operation Public Improvement Districts**
  - E. 6th Street Public Improvement District
  - South Congress Public Improvement and Preservation District
  - Downtown Public Improvement District
- **Districts supported through the Souly Austin Program**
  - E. 12<sup>th</sup> Street Business District and Merchants Association
  - Aldrich Street at Mueller Business District and Merchants Association
  - South Congress Business District and Merchants Association
  - North Lamar International District and Merchants Association



- East Cesar Chavez Business District and Merchants Association
- Manor Road Business District
- South First Business District
- E. 6<sup>th</sup> Street Parking and Transportation District

Staff experience in engaging with these important resources that support vibrant districts have helped to identify gaps and challenges that would be addressed through the development and Council adoption of policy framework with financial, regulatory and programmatic resources. The framework will serve existing and new district initiatives and embrace existing partners and resources enumerated above.

2) *How will the Parks and Recreation Department (PARC) and or other departments who may be serving in a lead role with other district development directives be included in this work?*

The Economic Development Department (EDD) takes a collaborative approach with other City Departments, including the Parks and Recreation Department (PARC), in the development of districts or whom may be leading district initiatives. The development of the policy framework will continue this collaborative approach with key departments such as PARC serving in a technical advisory capacity throughout the policy formation process. The intentional engagement and support of other departments and external organizations during the policy formation process is a critical factor in the successful adoption and execution of a policy that support the development of equitable and sustainable districts that achieve the goals motivating their formation. The intent in developing the policy framework is to support the efforts of district development regardless of which City department or community stakeholder group advances the district formation effort.

3) *What is meant by the terminology “Economic Districts”?*

Utilization of the terminology “economic districts” is only meant to make clear that the work of the policy framework will not address political districts. The types of districts addressed through this policy framework are those that contain contiguous geographic areas of cultural, heritage, historical, commercial, or residential assets that provide the thread to a unique patchwork of identity in which preservation, enhancement, sustainability, and/or economic opportunity exist versus districts developed for political/voting boundaries. Districts that are rooted in or place emphasis in culture, innovation, recreation, heritage, history, and/or entertainment all carry an economic benefit through tourism and local visitors, jobs, industry development (creative, preservation, etc.).

4) *How will the Economic District Policy Framework provide resources to the underrepresented communities, such as Southeast Austin?*

The policy will be centered on the equitable distribution of resources in establishing, enhancing and sustaining various types of districts. This will be completed by an evaluation of geographic areas around the city to understand what areas may present opportunity for future district-based work. Additionally, the work will produce a resource tool kit that will be available to the community that will support the organic and grassroots development of leaders and stakeholders in potential district areas. The unified policy will provide recommendations on process, and programmatic, financial and regulatory tools that will facilitate effective and equitable deployment of resources to meet the needs and vision of the community as well as secure community benefits.

5) *Explain the organizational chart of place-based initiatives within the Economic Development Department?*

The Economic Development Department is made up of eight (8) divisions: Cultural Arts, Music & Entertainment, Heritage Tourism, Small Business, Global Business & Expansion, Communications, Finance, and Redevelopment. The Redevelopment Division facilitates innovative partnerships and projects to re-invigorate Austin neighborhoods and commercial districts. The Redevelopment Division achieves this work program through the support of property repositioning (Mueller, Colony Park, Seaholm, etc.) and place-based initiatives (Souly Austin, Council-directed district initiatives, PIDs, etc.).

6) *What are the current barriers to district development?*

Robust work completed to date on both community and City Council initiated districts and best practice resources have identified various challenges and gaps. These include the **absence** of the following:

- Available financial, regulatory and programmatic tools to support the vision and/or goals of a district. This includes signage and public space enhancements.
- Funding for place-keeping projects such as those rooted in heritage, culture, and history.
- Available resources to address real estate gap financing and redevelopment initiatives, property ownership, and the rising costs associated with property ownership and/or renting property.
- An equitable approach to adequately offer resources and support to support all potential areas in the city where a district may be feasible; and,
- Staff capacity and resources to manage each district effort and provide substantial support and resources that are in demand.

The Souly Austin Program has made significant progress in building a foundation for self-sustaining districts. However, the limited resources to support district leadership to execute the community's vision over the long term places a substantial burden on small business owners. Due to limited implementation resources and tools, districts often put in the hard work to form a leadership structure and do not have funding or programs to meet area needs. The framework will recommend the development of a suite of tools that will be able to address the unique needs to each district typology.

7) *Provide some examples of policy framework best practices from other municipalities.*

The Economic Development Department brings forward the development of a policy framework based on extensive best practice research. Below are select highlights of municipal best practices:

- [Investing in Neighborhoods - Philadelphia, PA](#)
- [Venture Portland – Portland, OR](#)
- [Invest in Neighborhoods – San Francisco, CA](#)
- [Only in Seattle – Seattle, WA](#)

8) *What is the role of 3rd parties in the community organizing of districts?*

Identifying and collaborating with 3<sup>rd</sup> party organizations provides an opportunity to leverage resources and bring additional capacity to a district in all stages of its development or life cycle. Best practices suggest that third parties often provide an opportunity to partner and collaborate on community-based projects such as those rooted in public space enhancement or projects rooted in culture, history, and heritage. Through the work of the Economic Development Department's Souly Austin program, third parties have self-identified and/or were targeted to assist in supporting outreach, engagement, leadership, financial support, and capacity. The work performed by the third-party partners was supported by limited financial resources available through the Souly Austin program. Lessons learned to date have concluded that while many of these efforts were successful and provided much needed support, the third-party entities did not have the staffing or organizational capacity to maintain regular support as a liaison. Third parties that have collaborated previously have included local chambers of commerce, universities, artists and musicians, and nonprofits. The framework will recommend the role of third-party entities as well as identified local, state, and national partners that may support district-based work in the future.

9) *How will the policy framework impact existing districts?*

The policy framework will leverage the existing work to better understand needs of all districts through information collected by the community and/or staff. This work will also be used to best inform the recommendations as part of the framework.

10) *What related work has been conducted by the selected contractor, Sabre Development, LLC?*

The selected contractor, Sabre Development, LLC, was identified through a competitive procurement process, in which they demonstrated their ability and skill to accomplish the deliverables set forth in the scope of work. Sabre Development, LLC has specific experience in feasibility studies and establishment of Special Service Areas in the City of Chicago, as well as additional experience contributing to local projects such as Souly Austin, East Link, and Colony Park.

11) *What is the expected project timeline?*

The policy framework contract terms will be 24 months from date of execution. It is projected by staff that deliverables will be completed within approximately 12 to 18 months. Staff will diligently work with the contractor to complete deliverables in a timely manner that will provide adequate time for budget considerations.

12) *What is the outcome if City Council does not adopt and or approve the contract to support the creation of the Comprehensive District Policy Framework?*

Absent an Economic District Policy Framework, the current situation will continue wherein Council or community-led districts lack programmatic, financial, and regulatory resources needed to create self-sustaining, robust districts of all types in Austin. Absent a framework that provides detailed policy direction district initiatives both city council and community directed will continue to face immense challenges. These challenges include:

- Inadequate financial, programmatic, regulatory, and staffing resources to meet resolution directives or community needs. The execution of Council resolutions will continue to occur based on the availability and prioritization of sufficient staff and budget resources developed through the annual budget process.

- Inequitable distribution of limited resources provided mainly to geographic areas identified by City Council or to those who have the institutional and organizational capacity to seed the community organizing needed to root a district. This has historically resulted in many districts being created in Central Austin.
- Competing district initiatives, timelines, and the inability to successfully develop self-sustaining districts that maintain district recognition and operate independent of the City.

**Item #25:** Authorize negotiation and execution of a contract with TEGSCO LLC d/b/a AutoReturn to provide total management of dispatch, towing, and impound services, for a term of five years for an estimated total revenue amount of \$3,830,000.

MAYOR PRO TEM ALTER'S OFFICE

- 1) *What percentage of gross revenues will the City receive annually from this contract?*  
Pending

**Item #28:** Ratify a contract with Staples Inc. d/b/a Staples Promotional Products to provide COVID-19 vaccine incentive gift cards, in the amount of \$554,150.

COUNCIL MEMBER FUENTES'S OFFICE

- 1) *How will Community Health Workers be utilized in this effort to address vaccine hesitancy through incentives? How quickly will these gift cards be made available?*

Austin Public Health uses Community Health Workers to address vaccine hesitancy through mentoring and the use of incentives. Incentives are available to individuals receiving their 1st and/or 2nd dose of the Pfizer-BioNTech or Moderna COVID-19 vaccinations, or the single dose of the Johnson & Johnson vaccination. Community Health Workers also provide education to help convince unvaccinated individuals to get fully vaccinated. Community Health Workers do not provide the incentive gift cards themselves. Austin Public Health has the gift cards and has been distributing them since November 2021.

**Items #28 and #29:**

Ratify a contract with Staples Inc. d/b/a Staples Promotional Products to provide COVID-19 vaccine incentive gift cards, in the amount of \$554,150.

Authorize negotiation and execution of a cooperative contract with Staples Inc. d/b/a Staples Promotional Products for COVID-19 vaccine incentive gift cards, for a term of 18 months in an amount not to exceed \$945,850. (Note: This procurement was reviewed for subcontracting opportunities in accordance with City Code Chapter 2-9D Minority Owned and Women Owned Business Enterprise Procurement Program. For the goods required for this procurement, there were no subcontracting opportunities; therefore, no subcontracting goals were established).

MAYOR PRO TEM ALTER'S OFFICE



- 1) *Please clarify the type of gift card being purchased, and what recipients may use the cards on.*  
The type of gift cards being purchased are Visa gift cards and recipients may use them at any retailer that accepts Visa® credit cards. Additionally, the recipients of the gift cards acknowledge the following upon receipt:

- I understand that this incentive is not to be used for the purchase of alcohol or tobacco products.
- I understand that City of Austin employees and vendors are not eligible for this incentive, and I affirm that I am not a City of Austin employee or vendor.
- I attest that I have not received more than \$600 in gift cards from the City of Austin during this calendar year.

**Item #29:** Authorize negotiation and execution of a cooperative contract with Staples Inc. d/b/a Staples Promotional Products for COVID-19 vaccine incentive gift cards, for a term of 18 months in an amount not to exceed \$945,850.

COUNCIL MEMBER KELLY'S OFFICE

- 1) *What process was used to award the Staples contract?*

The City issued a contract with Staples Inc. through an established Sourcewell Cooperative contract. Staples offered the best value for bulk ordering, ease of use for gift card recipients, and meeting the required delivery timelines.

- 2) *What other companies bid on this contract?*

Since the items were available through an existing cooperative contract a solicitation for bids was not applicable.

**Item #34:** Authorize negotiation and execution of Amendment No. 1 to an agreement with LVP FFI Austin LLC d/b/a Fairfield Inn & Suites Austin Northwest/Research Blvd, a limited liability company, to extend the City's occupancy of the real property located at 13087 Research Blvd, Austin, Texas, 78750 for emergency housing, isolation, and support services related to COVID-19 for an additional one-month term, with an option to extend for four (4) successive one-month terms, in the amount of \$963,900 for a total contract amount not to exceed \$1,921,500.

COUNCIL MEMBER KELLY'S OFFICE

- 1) *How many members of the community are currently at the IsoFac?*

65 and increasing. We opened Candlewood on January 11, 2022, as a temporary location because all 75 rooms at Fairfield Inn were occupied. By the next day, we were isolating 84 guests and by January 17, 98 guests. On January 20, 2022, 110 guests were being isolated between the two facilities.

- 2) *How many people have been served in the community since the IsoFac opened?*  
2,856 total between March 22, 2020 and today. We have isolated 572 at Fairfield since it was reopened on September 3, 2022.
- 3) *What is the capacity of the IsoFac?*  
146 (Fairfield-75 and Candlewood-71).
- 4) *How many months has the IsoFac been operating?*  
20 months. The first Isofac opened March 22, 2020. It was downsized from Crowne Plaza with 204 rooms to Fairfield with 75 rooms on November 6, 2020. We demobilized on May 31, 2021 due to the decline in COVID-19 cases. IsoFac was closed June and July 2021. IsoFac reopened August 4, 2021 and we are currently open at two locations.
- 5) *What total amount, to date, has been spent on IsoFac operations at this location?*  
This location was first used as an isolation facility from November 2020 to June 2021. It was activated as an isolation facility again at the end of August 2021 and is in current use. Expenses incurred for this time period are \$6,746,390.
- 6) *What are the determining factors that will lead the IsoFac to demobilize?*  
Medical Director / Health Authority for the City of Austin and Travis County and the Isolation Taskforce monitors the need for isolation services in the community and the impact it has on the healthcare system. Each month, prior to the extension of the hotel lease, a recommendation is made based on this information to Juan Ortiz, Director City of Austin- Homeland Security & Emergency Management regarding IsoFac operations. We anticipate demobilizing the Isofac when there is no longer a substantial need for non-congregant sheltering (Isolation Services) for residents suffering from COVID-19 that have no safe place to isolate without exposing others.
- 7) *How many UT students total have been served by the isolation facilities over the last two years?*  
570
- 8) *Is UT helping to pay for these services?*  
No, like other guests, the costs for providing isolation services for UT students are submitted for Federal reimbursement.

**Item #45:** Approve an ordinance amending City Code Chapter 2-10 (Municipal Court) to establish the City Marshal Office as a division of the Austin Municipal Court; repealing Sections 2-6-1 through 2-6-14 related to the former Public Safety and Emergency Management Department, renumbering remaining sections accordingly, and renaming Chapter 2-6 (Public Safety and Emergency Management Department).

#### MAYOR ADLER'S OFFICE

- 1) *How does approval of the proposed Marshal's office impact the overall APD staffing needs relative to what it would be without this change?*  
Should the proposed program for APD staffing be approved, APD would not have to allocate officers for Court security once the program is operational; instead, the officers would be

assigned to patrol. Should the Marshal program not be approved, APD would need to assign officers and a supervisor for this purpose (I believe a total of 14 FTE pre-COVID).

Please note that staff will be requesting to postpone this item to the February 17<sup>th</sup> meeting to allow additional time for stakeholder engagement.

**Item #48:** Ratify an interlocal agreement with Travis County for the City's provision of public health services, for a 12-month period beginning October 1, 2021 in an amount not to exceed \$4,859,345 to be paid to the City.

MAYOR PRO TEM ALTER'S OFFICE

1) *What is the status of negotiating an agreement with Travis County regarding the provision of COVID related public health services?*

City of Austin and Travis County continue negotiations regarding COVID related expenses for cost sharing.

2) *Is Travis County reimbursing the City for any COVID related expenses we are incurring for Travis County residents?*

City of Austin and Travis County entered into an agreement in December 2020 for cost sharing of certain response expenses incurred up to that date. Currently, negotiations continue regarding cost sharing of those expenses not eligible for FEMA reimbursement. Negotiations also include cost sharing of any needed COVID related services once FEMA reimbursement has expired.

**Item #49:** Authorize the negotiation and execution of an agreement with HC+EM, LLC, a Texas Limited Liability Company, for public storm drain infrastructure improvements for a total contract amount not to exceed \$500,000.

COUNCIL MEMBER FUENTES'S OFFICE

1) *Please provide a map of the location of the proposed storm drain infrastructure improvements.*

Attached

**Item #69 & 70:**

NPA-2019-0022.01-200 Academy- Conduct a public hearing and approve an ordinance amending Ordinance No. 20050929-Z001 the Greater South River City Combined Neighborhood Plan, an element of the Imagine Austin Comprehensive Plan, to change the land use designation on the future land use map (FLUM) on property locally known as 146 ½, 200, 200 ½ and 204 ½ Academy Drive; and 1006 and 1020 Melissa Lane (Blunn Creek Watershed) from Mixed Use Office to Mixed Use land use. Staff and Planning Commission Recommendation: To grant Mixed Use land use on Tract 1. Owner/Applicant: Spearhead Academy, LTD (Chris Wallin). Agent: Weiss Architecture, Inc. (Richard Weiss). City Staff: Maureen Meredith, Housing and Planning Department (512) 974-2695.

C14-2020-0147 - 200 Academy - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning a property locally known as 146 ½, 200, 200 ½, and 204 ½ Academy Drive; and

1006 and 1020 Melissa Lane (East Bouldin Creek Watershed). Applicant Request: To rezone from commercial-liquor sales-neighborhood conservation-neighborhood plan (CS-1-NCCD-NP) combining district zoning to commercial-liquor sales-mixed use-neighborhood plan (CS-1-MU-NP) combining district zoning on Tract 1, from general commercial services-neighborhood conservation-neighborhood plan (CS-NCCD-NP) combining district zoning to general commercial services-mixed use-neighborhood plan (CS-MU-NP) combining district zoning on Tract 2, and from multifamily residence moderate-high density-neighborhood conservation-neighborhood plan (MF-4-NCCD-NP) combining district zoning to multifamily residence moderate-high density-neighborhood plan (MF-4-NP) combining district zoning on Tract 3. Staff Recommendation: To grant commercial-liquor sales-mixed use-neighborhood conservation-neighborhood plan (CS-1-MU-NCCD-NP) combining district zoning on Tract 1, general commercial services-mixed use-neighborhood conservation-neighborhood plan (CS-MU-NCCD-NP) combining district zoning on Tract 2, and multifamily residence moderate-high density-neighborhood conservation-neighborhood plan (MF-4-NCCD-NP) combining district zoning on Tract 3, with conditions. Planning Commission Recommendation: To grant commercial-liquor sales-mixed use-neighborhood conservation-neighborhood plan (CS-1-MU-NCCD-NP) combining district zoning on Tract 1, general commercial services-mixed use-neighborhood conservation-neighborhood plan (CS-MU-NCCD-NP) combining district zoning on Tract 2, and multifamily residence moderate-high density-conditional overlay-neighborhood plan (MF-4-CO-NP) combining district zoning on Tract 3, with conditions. Owner: Spearhead Academy LTD (Chris Wallin). Applicant: Weiss Architecture Inc (Richard Weiss). City Staff: Kate Clark, 512-974-1237. A valid petition has been filed in opposition to this rezoning case.

#### COUNCIL MEMBER ALTER'S OFFICE

- 1) *The TIA document in the back-up seems to indicate that the current edition of the TIA manual does not include "music venue" as a use. Consequently it appears "local data was used for these land uses". Since the manual was not the source for these estimates, as is typical, please provide additional detail as to how staff determined the appropriate estimates for this use (including how the AM and PM peak numbers were estimated) and please provide what those estimates indicate the number of trips would be for a music venue at the following sizes:*

The following numbers correspond to the total of the entering and exiting trips in the PM peak only:

- 3,000 square feet = 20
- 5,000 square feet = 33
- 8,000 square feet = 52
- 10,000 square feet = 65
- 12,000 square feet = 78
- 15,000 square feet = 98
- 17,500 square feet = 114

Since the 10<sup>th</sup> Edition of the ITE manual does not have a land use for "music venue" or something similar that has at least three data points, the manual recommends collecting local data. Traffic counts were taken at a similar land use than the one the applicant is proposing (Emo's Austin) to determine a PM peak trip rate based off of the volumes and size of the venue. PM peak trip rates of 3.33 for entering and 3.18 for exiting were calculated from the data collected by the traffic consultant. It should be noted that when TIAs are conducted, the AM and



PM peak hours are the only times the site is analyzed for because these are typically the hours with the highest volumes on adjacent roadways; this might not be the “peak” hour for this music venue, however, the typical PM peak hour could capture both a peak for the surrounding network and the venue.

- 2) *Does the staff analysis indicate that a project of the size and scale being proposed by the applicant, particularly of the music venue, can be accommodated without creating failing intersection grades?*

For most intersections in the downtown core and urban core (where 200 Academy is located) a “failing” (ie. Level of Service F) does not necessarily indicate unacceptable operating conditions because of the reasonable constraints and density at these locations. Therefore, developments in the urban core may justify the need for different considerations of acceptable operating conditions. This is where we expect the TIA to address any safety and mobility impacts by the site. In the 200 Academy TIA, we required the applicant to provide details about the site access and circulation, TNC pick-up/drop-off operations, loading, and internal circulation to ensure the site traffic is contained to a reasonable extent. The applicant is also required to submit more details of the site plan and a traffic control plan for the music venue at the time of site plan submission. Another factor to consider is Project Connect’s Orange Line along South Congress and how its operations will effect the intersection of Academy and Congress, which could potentially change dramatically.

- 3) *Is the TIA in back-up based on the traffic assumptions of the proposed zoning change, or of the staff recommendation?*

The TIA is based on the information the applicant provided to the City at the time of the TIA, which is a 10,000 SF music venue and 4,000 SF museum (which local counts were also used for).

**AHFC Items #7, #10 and #11:** Approve a resolution authorizing the formation of AHFC Bungalows Non-Profit Corporation, a Texas nonprofit corporation and instrumentality of the Austin Housing Finance Corporation to develop low-income housing; approving the forms of its certificate of formation and by-laws; appointing its Board of Directors and President; and authorizing AHFC Bungalows Non-Profit Corporation to acquire the former hotel previously known as the Texas Bungalows Hotel & Suites, located at 13311 Burnet Road, Austin, Texas, from the City of Austin, to contract with Integral Care to rehabilitate, develop, manage, and operate the facility as a residential rental development, and to lease its units to qualified tenants who have experienced permanent, chronic homelessness.

Approve a resolution authorizing the formation of AHFC Pecan Park PSH Non-Profit Corporation, a Texas nonprofit corporation and instrumentality of the Austin Housing Finance Corporation to develop low-income housing; approving the forms of its certificate of formation and by-laws; appointing its Board of Directors and President; and authorizing AHFC Pecan Park PSH Non-Profit Corporation to acquire a former hotel, previously known as Candlewood Suites, located at 8000 Cross Park Drive, Austin, Texas, from the City of Austin, to contract with Family Eldercare to rehabilitate, develop, manage, and operate

the facility as a residential rental development, and to lease its units to qualified tenants who have experienced homelessness.

Approve a resolution authorizing the formation of AHFC Balcones Terrace Non-Profit Corporation, a Texas nonprofit corporation and instrumentality of the Austin Housing Finance Corporation, to develop low-income housing; approving the forms of its certificate of formation and by-laws; appointing its Board of Directors and President; and authorizing AHFC Balcones Terrace Non-Profit Corporation to acquire a former hotel located at 10024 North Capital of Texas Highway, Austin, Texas from an affiliate of Foundation Communities, Inc., and then lease it back to such affiliate which will develop, rehabilitate, manage and operate the development as a residential rental development and lease its units to qualified tenants who have experienced chronic homelessness.

#### COUNCIL MEMBER POOL'S OFFICE

- 1) *Please describe the reason for the formation of a non-profit to manage the Texas Bungalows hotel conversion project rather than having the current AHFC board and City Planning & Development staff manage the project; is this a requirement based on the funding source? The same question applies to the other hotel conversion projects in Item AHFC010 & Item AHFC011.*

In keeping with other developments in the AHFC portfolio, staff recommends creating a single-purpose, single-asset entity to own and operate each property. This ensures clarity of financing, operations, long-term maintenance, and insurance for each property. Additionally, this structure isolates the liability of each entity to the respective property only. Staff views these steps as best practices for managing multiple properties.



### Council Question and Answer

Related To

Item #4

Meeting Date

January 27, 2022

### Additional Answer Information

Authorize expenditures for annual renewals of professional dues and memberships in national and state associations and organizations related to the electric utility industry, in an amount not to exceed \$512,151.

#### **QUESTION/ANSWER:** Mayor Pro Tem Alter's Office

1. *Resolution No. 20190808-078 included direction to the City Manager to support City staff who act in nongovernmental bodies to elevate the climate crisis as a priority. Please describe how the City Manager has implemented this direction.*

This item provides the annual authorization of Austin Energy's membership dues in several industry trade associations. Those trade associations provide educational forums and policy advocacy regarding industry impact and response to climate change, as well as other issues. For example, APPA has issued a resolution voicing support for congressional action to address climate change while maintaining affordability and reliability. LPPC has adopted principles that include the support for research, development and demonstration to advance clean energy transformation. TPPA is engaged in the Public Utility Commission of Texas's market re-design analysis and the potential impact to renewable resources. MJB&A aka The Clean Energy Group (CEG), is specifically focused on addressing climate and clean energy concerns, including extensive research and legislative analysis.

Additionally, these trade associations offer training and support for Austin Energy employees. Austin Energy's General Manager serves on the boards of APPA and TPPA, and is the incoming Chair of LPPC. AE's SVP, Regulatory, Communications and Compliance services as the Vice Chair of the TPPA Governmental Relations Committee. AE's Director of Government Relations and Director of Environmental Services and Safety are active participants in Government Relations and Environmental working groups. AE's leadership staff are active CEG members.

Let me know if you have any other questions or concerns.





### Council Question and Answer

Related To

Item #8

Meeting Date

January 27, 2022

### Additional Answer Information

Approve an ordinance amending the Fiscal Year 2021-2022 Economic Development Department Operating Budget Special Revenue Fund (Ordinance No. 20210811-001) to accept and appropriate \$500,000 in grant funds from the National Endowment for the Arts' American Rescue Plan Grants to Local Arts Agencies for Sub-granting to provide funding for the Arts Education grant program to benefit Austin Arts Education organizations and Teaching Arts, prioritizing those led by and actively serving residents of lower income areas of Austin.

#### **QUESTION/ANSWER:** Council Member Fuentes' Office

1. *Please provide an update on the status of the Community Navigators which Austin City Council authorized on June 5. These navigators are intended to support local businesses, non-profit organizations, and creative professionals impacted by the COVID-19 pandemic by offering application assistance and technical assistance for local, state, and federal relief programs. What is the role of a 'Community Champion' and how is that different from the role of the community navigators?*

The Economic Development Department issued a competitive solicitation for the Community Navigator Program. The solicitation period opened on September 1, 2021 and closed on October 29, 2021. Staff reviewed and scored applications, and staff selected 10 applicants for \$50,000 contracts through the competitive solicitation. Staff is in the process of finalizing contracts with each vendor and preparing the service-intake and management system for local businesses, non-profits, and creative professionals impacted by the COVID-19 pandemic. Staff anticipate opening the program for service in Spring 2022. Updates will be shared online at [www.austintexas.gov/community-navigator-program](http://www.austintexas.gov/community-navigator-program). In the meantime, EDD staff continue to provide assistance to local businesses, non-profits, and creative professionals via the one-stop resource website [www.atxrecovers.com](http://www.atxrecovers.com) and via email at [atxrecovers@austintexas.gov](mailto:atxrecovers@austintexas.gov).

Community Champions listed as part of the NEA grant application is synonymous with the forthcoming Community Navigators Program. It would be the Community Navigators who would be enlisted to assist applicants to the Arts Education grant program. Pending





### Council Question and Answer

Related To

Item #9

Meeting Date

January 27, 2022

### Additional Answer Information

Approve an ordinance amending the Fiscal Year 2021-2022 Building Services Department Capital Budget (Ordinance No. 20210811-001) to increase appropriations by \$27,000,000 for the Municipal Building renovations. Related to Items #10, and #15.

#### **QUESTION/ANSWER:** Council Member Kelly's Office

##### *1. What renovations are will be done and are needed?*

The Municipal Building is a 4-story structure (including basement) with approximately 49,000 net square feet. Renovations will begin with full asbestos, lead and mold abatement. Plumbing, mechanical, electrical and roofing systems have long exceeded their expected life spans; all of these systems require full replacement. These systems will be upgraded for the DACC building program and in compliance with today's building codes, and local government codes, rules and ordinances.

Once all of the above building systems have been replaced with modern, efficient technologies, this project includes building back significant interior renovations to the 1<sup>st</sup>, 2<sup>nd</sup> and 3<sup>rd</sup> floors (including infrastructure located in street R.O.W) accommodating the DACC building program and space for other purposes, such as cultural uses. The renovation will meet or exceed the City of Austin's sustainability standards, following LEED v4.1 Interior Design and Construction (ID+C), and achieve a minimum requirement for LEED Silver Level of Certification or higher (with LEED Gold being the project goal). Where possible, consideration will be given to WELL building standards.

##### *2. What is the timeline on when the work will be completed?*

The most pressing project deadline is having the DACC moved in and operational as quickly as possible. Once funding and the construction methodology is approved, it will take approximately 24 months for the DACC to move in. The process of selecting a Design-Build contractor will include a solicitation process that will take approximately 7 months to complete. Concurrently, we will begin to move staff from the facility and commence the asbestos and lead abatement.

Building space not dedicated to the DACC, but for other purposes such as cultural uses, will be a separate project phase; scheduled to be completed approximately 36 months following funding approval.



### Council Question and Answer

**Related To**

Item #13

**Meeting Date**

January 27, 2022

### Additional Answer Information

Authorize award of a contract with Diversified Inspections/Independent Testing Laboratories to provide testing and inspection of aerial devices and ground ladders, for a term of five years in an amount not to exceed \$875,000. (Note: This solicitation was reviewed for subcontracting opportunities in accordance with City Code Chapter 2-9C Minority Owned and Women Owned Business Enterprise Procurement Program. For the services required for this solicitation, there were no subcontracting opportunities; therefore, no subcontracting goals were established).

**QUESTION/ANSWER:** Council Member Kelly's Office

1. *What department(s) will be served by this contract?*

The City currently owns and operates various makes and models of aerial devices. The departments that will utilize this contract are Austin Energy, the Austin Fire Department, Austin Resource Recovery, the Austin Transportation Department, Public Works, the Parks and Recreation Department, and Austin Water.





### Council Question and Answer

Related To

Item #19

Meeting Date

January 27, 2022

### Additional Answer Information

Authorize negotiation and execution of a contract with Sabre Development, LLC to provide services to develop a framework for the economic districts in the City, for a term of two years for a total contract amount not to exceed \$120,000.

**QUESTION/ANSWER:** Council Members Fuentes, Kitchen, Tovo, and Mayor Adler

1. *Please clarify any additional initiatives that would be addressed through the work of the Policy Framework?*

In addition to initiatives enumerated in the [January 6, 2022, memo to Mayor and Council](#), staff recognizes the need to include the following additional Council-initiated districts, established community-driven district initiatives and economic district contractual commitments:

- **City Council directives:**
  - City Cultural and Climate Innovation District ([Resolution No. 20210520-062](#))
  - African American Cultural Heritage District ([Resolution No. 20210902-048](#))
- **Maintenance and Operation Public Improvement Districts**
  - E. 6th Street Public Improvement District
  - South Congress Public Improvement and Preservation District
  - Downtown Public Improvement District
- **Districts supported through the Souly Austin Program**
  - E. 12<sup>th</sup> Street Business District and Merchants Association
  - Aldrich Street at Mueller Business District and Merchants Association
  - South Congress Business District and Merchants Association
  - North Lamar International District and Merchants Association
  - East Cesar Chavez Business District and Merchants Association
  - Manor Road Business District
  - South First Business District
  - E. 6<sup>th</sup> Street Parking and Transportation District

Staff experience in engaging with these important resources that support vibrant districts have helped to identify gaps and challenges that would be addressed through the development and Council adoption of policy framework with financial, regulatory and programmatic resources. The framework will serve existing and new district initiatives and embrace existing partners and resources enumerated above.

2. *How will the Parks and Recreation Department (PARD) and or other departments who may be serving in a lead role with other district development directives be included in this work?*

The Economic Development Department (EDD) takes a collaborative approach with other City Departments, including the Parks and Recreation Department (PARD), in the development of districts or whom may be leading district initiatives. The development of the policy framework will continue this collaborative approach with key departments such as PARD serving in a technical advisory capacity

throughout the policy formation process. The intentional engagement and support of other departments and external organizations during the policy formation process is a critical factor in the successful adoption and execution of a policy that support the development of equitable and sustainable districts that achieve the goals motivating their formation. The intent in developing the policy framework is to support the efforts of district development regardless of which City department or community stakeholder group advances the district formation effort.

3. *What is meant by the terminology “Economic Districts”?*

Utilization of the terminology “economic districts” is only meant to make clear that the work of the policy framework will not address political districts. The types of districts addressed through this policy framework are those that contain contiguous geographic areas of cultural, heritage, historical, commercial, or residential assets that provide the thread to a unique patchwork of identity in which preservation, enhancement, sustainability, and/or economic opportunity exist versus districts developed for political/voting boundaries. Districts that are rooted in or place emphasis in culture, innovation, recreation, heritage, history, and/or entertainment all carry an economic benefit through tourism and local visitors, jobs, industry development (creative, preservation, etc.).

4. *How will the Economic District Policy Framework provide resources to the underrepresented communities, such as Southeast Austin?*

The policy will be centered on the equitable distribution of resources in establishing, enhancing and sustaining various types of districts. This will be completed by an evaluation of geographic areas around the city to understand what areas may present opportunity for future district-based work. Additionally, the work will produce a resource tool kit that will be available to the community that will support the organic and grassroots development of leaders and stakeholders in potential district areas. The unified policy will provide recommendations on process, and programmatic, financial and regulatory tools that will facilitate effective and equitable deployment of resources to meet the needs and vision of the community as well as secure community benefits.

5. *Explain the organizational chart of place-based initiatives within the Economic Development Department?*

The Economic Development Department is made up of eight (8) divisions: Cultural Arts, Music & Entertainment, Heritage Tourism, Small Business, Global Business & Expansion, Communications, Finance, and Redevelopment. The Redevelopment Division facilitates innovative partnerships and projects to re-invigorate Austin neighborhoods and commercial districts. The Redevelopment Division achieves this work program through the support of property repositioning (Mueller, Colony Park, Seaholm, etc.) and place-based initiatives (Souly Austin, Council-directed district initiatives, PIDs, etc.).

6. *What are the current barriers to district development?*

Robust work completed to date on both community and City Council initiated districts and best practice resources have identified various challenges and gaps. These include the **absence** of the following:

- Available financial, regulatory and programmatic tools to support the vision and/or goals of a district. This includes signage and public space enhancements.
- Funding for place-keeping projects such as those rooted in heritage, culture, and history.
- Available resources to address real estate gap financing and redevelopment initiatives, property ownership, and the rising costs associated with property ownership and/or renting property.
- An equitable approach to adequately offer resources and support to support all potential areas in the city where a district may be feasible; and,
- Staff capacity and resources to manage each district effort and provide substantial support and resources that are in demand.



The Souly Austin Program has made significant progress in building a foundation for self-sustaining districts. However, the limited resources to support district leadership to execute the community's vision over the long term places a substantial burden on small business owners. Due to limited implementation resources and tools, districts often put in the hard work to form a leadership structure and do not have funding or programs to meet area needs. The framework will recommend the development of a suite of tools that will be able to address the unique needs to each district typology.

7. *Provide some examples of policy framework best practices from other municipalities.*

The Economic Development Department brings forward the development of a policy framework based on extensive best practice research. Below are select highlights of municipal best practices:

- [Investing in Neighborhoods - Philadelphia, PA](#)
- [Venture Portland – Portland, OR](#)
- [Invest in Neighborhoods – San Francisco, CA](#)
- [Only in Seattle – Seattle, WA](#)

8. *What is the role of 3rd parties in the community organizing of districts?*

Identifying and collaborating with 3<sup>rd</sup> party organizations provides an opportunity to leverage resources and bring additional capacity to a district in all stages of its development or life cycle. Best practices suggest that third parties often provide an opportunity to partner and collaborate on community-based projects such as those rooted in public space enhancement or projects rooted in culture, history, and heritage. Through the work of the Economic Development Department's Souly Austin program, third parties have self-identified and/or were targeted to assist in supporting outreach, engagement, leadership, financial support, and capacity. The work performed by the third-party partners was supported by limited financial resources available through the Souly Austin program. Lessons learned to date have concluded that while many of these efforts were successful and provided much needed support, the third-party entities did not have the staffing or organizational capacity to maintain regular support as a liaison. Third parties that have collaborated previously have included local chambers of commerce, universities, artists and musicians, and nonprofits. The framework will recommend the role of third-party entities as well as identified local, state, and national partners that may support district-based work in the future.

9. *How will the policy framework impact existing districts?*

The policy framework will leverage the existing work to better understand needs of all districts through information collected by the community and/or staff. This work will also be used to best inform the recommendations as part of the framework.

10. *What related work has been conducted by the selected contractor, Sabre Development, LLC?*

The selected contractor, Sabre Development, LLC, was identified through a competitive procurement process, in which they demonstrated their ability and skill to accomplish the deliverables set forth in the scope of work. Sabre Development, LLC has specific experience in feasibility studies and establishment of Special Service Areas in the City of Chicago, as well as additional experience contributing to local projects such as Souly Austin, East Link, and Colony Park.

11. *What is the expected project timeline?*

The policy framework contract terms will be 24 months from date of execution. It is projected by staff that deliverables will be completed within approximately 12 to 18 months. Staff will diligently work with the contractor to complete deliverables in a timely manner that will provide adequate time for budget considerations.

12. *What is the outcome if City Council does not adopt and or approve the contract to support the creation of the Comprehensive District Policy Framework?*

Absent an Economic District Policy Framework, the current situation will continue wherein Council or community-led districts lack programmatic, financial, and regulatory resources needed to create self-sustaining, robust districts of all types in Austin. Absent a framework that provides detailed policy direction district initiatives both city council and community directed will continue to face immense challenges. These challenges include:

- Inadequate financial, programmatic, regulatory, and staffing resources to meet resolution directives or community needs. The execution of Council resolutions will continue to occur based on the availability and prioritization of sufficient staff and budget resources developed through the annual budget process.
- Inequitable distribution of limited resources provided mainly to geographic areas identified by City Council or to those who have the institutional and organizational capacity to seed the community organizing needed to root a district. This has historically resulted in many districts being created in Central Austin.
- Competing district initiatives, timelines, and the inability to successfully develop self-sustaining districts that maintain district recognition and operate independent of the City.



### Council Question and Answer

**Related To**

Items #28 and #29

**Meeting Date**

January 27, 2022

### Additional Answer Information

Ratify a contract with Staples Inc. d/b/a Staples Promotional Products to provide COVID-19 vaccine incentive gift cards, in the amount of \$554,150.

Authorize negotiation and execution of a cooperative contract with Staples Inc. d/b/a Staples Promotional Products for COVID-19 vaccine incentive gift cards, for a term of 18 months in an amount not to exceed \$945,850.

#### **QUESTION/ANSWER:** Mayor Pro Tem Alter's Office

1. *Please clarify the type of gift card being purchased, and what recipients may use the cards on.*

The type of gift cards being purchased are Visa gift cards and recipients may use them at any retailer that accepts Visa® credit cards. Additionally, the recipients of the gift cards acknowledge the following upon receipt:

- I understand that this incentive is not to be used for the purchase of alcohol or tobacco products.
- I understand that City of Austin employees and vendors are not eligible for this incentive, and I affirm that I am not a City of Austin employee or vendor.
- I attest that I have not received more than \$600 in gift cards from the City of Austin during this calendar year.





### Council Question and Answer

**Related To**

Item #28

**Meeting Date**

January 27, 2022

### Additional Answer Information

Ratify a contract with Staples Inc. d/b/a Staples Promotional Products to provide COVID-19 vaccine incentive gift cards, in the amount of \$554,150. (Note: This contract is exempt from the City Code Chapter 2-9D Minority Owned and Women Owned Business Enterprise Procurement Program; therefore, no subcontracting goals were established).

**QUESTION/ANSWER:** Council Member Fuentes's Office

1) *How will Community Health Workers be utilized in this effort to address vaccine hesitancy through incentives? How quickly will these gift cards be made available?*

Austin Public Health uses Community Health Workers to address vaccine hesitancy through mentoring and the use of incentives. Incentives are available to individuals receiving their 1st and/or 2nd dose of the Pfizer-BioNTech or Moderna COVID-19 vaccinations, or the single dose of the Johnson & Johnson vaccination. Community Health Workers also provide education to help convince unvaccinated individuals to get fully vaccinated. Community Health Workers do not provide the incentive gift cards themselves. Austin Public Health has the gift cards and has been distributing them since November 2021.





### Council Question and Answer

**Related To**

Item #29

**Meeting Date**

January 27, 2022

### Additional Answer Information

Authorize negotiation and execution of a cooperative contract with Staples Inc. d/b/a Staples Promotional Products for COVID-19 vaccine incentive gift cards, for a term of 18 months in an amount not to exceed \$945,850. (Note: This procurement was reviewed for subcontracting opportunities in accordance with City Code Chapter 2-9D Minority Owned and Women Owned Business Enterprise Procurement Program. For the goods required for this procurement, there were no subcontracting opportunities; therefore, no subcontracting goals were established).

**QUESTION/ANSWER:** Council Member Kelly's Office

1. *What process was used to award the Staples contract?*

The City issued a contract with Staples Inc. through an established Sourcewell Cooperative contract. Staples offered the best value for bulk ordering, ease of use for gift card recipients, and meeting the required delivery timelines.

2. *What other companies bid on this contract?*

Since the items were available through an existing cooperative contract a solicitation for bids was not applicable.



### Council Question and Answer

**Related To**

**Item #34**

**Meeting Date**

January 27, 2022

### Additional Answer Information

Authorize negotiation and execution of Amendment No. 1 to an agreement with LVP FFI Austin LLC d/b/a Fairfield Inn & Suites Austin Northwest/Research Blvd, a limited liability company, to extend the City's occupancy of the real property located at 13087 Research Blvd, Austin, Texas, 78750 for emergency housing, isolation, and support services related to COVID-19 for an additional one-month term, with an option to extend for four (4) successive one-month terms, in the amount of \$963,900 for a total contract amount not to exceed \$1,921,500.

#### **QUESTION/ANSWER:** Council Member Kelly's Office

**1. How many members of the community are currently at the IsoFac?**

65 and increasing. We opened Candlewood on January 11, 2022, as a temporary location because all 75 rooms at Fairfield Inn were occupied. By the next day, we were isolating 84 guests and by January 17, 98 guests. On January 20, 2022, 110 guests were being isolated between the two facilities.

**2. How many people have been served in the community since the IsoFac opened?**

2,856 total between March 22, 2020 and today. We have isolated 572 at Fairfield since it was reopened on September 3, 2022.

**3. What is the capacity of the IsoFac?**

146 (Fairfield-75 and Candlewood-71).

**4. How many months has the IsoFac been operating?**

20 months. The first Isofac opened March 22, 2020. It was downsized from Crowne Plaza with 204 rooms to Fairfield with 75 rooms on November 6, 2020. We demobilized on May 31, 2021 due to the decline in COVID-19 cases. IsoFac was closed June and July 2021. IsoFac reopened August 4, 2021 and we are currently open at two locations.

**5. What total amount, to date, has been spent on IsoFac operations at this location?**

This location was first used as an isolation facility from November 2020 to June 2021. It was activated as an isolation facility again at the end of August 2021 and is in current use. Expenses incurred for this time period are \$6,746,390.

**6. What are the determining factors that will lead the IsoFac to demobilize?**

Medical Director / Health Authority for the City of Austin and Travis County and the Isolation Taskforce monitors the need for isolation services in the community and the impact it has on the healthcare system. Each month, prior to the extension of the hotel lease, a recommendation is made based on this information to Juan Ortiz, Director City of Austin- Homeland Security & Emergency Management regarding IsoFac operations. We anticipate demobilizing the Isofac when there is no longer a substantial need for non-congregant sheltering (Isolation Services) for residents suffering from COVID-19 that have no safe place to isolate without exposing others.

7. *How many UT students total have been served by the isolation facilities over the last two years?*

570

8. *Is UT helping to pay for these services?*

No, like other guests, the costs for providing isolation services for UT students are submitted for Federal reimbursement.



### Council Question and Answer

**Related To**

Item #45

**Meeting Date**

January 25, 2022

### Additional Answer Information

Approve an ordinance amending City Code Chapter 2-10 (Municipal Court) to establish the City Marshal Office as a division of the Austin Municipal Court; repealing Sections 2-6-1 through 2-6-14 related to the former Public Safety and Emergency Management Department, renumbering remaining sections accordingly, and renaming Chapter 2-6 (Public Safety and Emergency Management Department).

#### **QUESTION/ANSWER:** Mayor Adler's Office

1. *How does approval of the proposed Marshal's office impact the overall APD staffing needs relative to what it would be without this change?*

Should the proposed program for APD staffing be approved, APD would not have to allocate officers for Court security once the program is operational; instead, the officers would be assigned to patrol. Should the Marshal program not be approved, APD would need to assign officers and a supervisor for this purpose (I believe a total of 14 FTE pre-COVID).

Please note that staff will be requesting to postpone this item to the February 17<sup>th</sup> meeting to allow additional time for stakeholder engagement.





### Council Question and Answer

**Related To**

Item #48

**Meeting Date**

January 27, 2022

### Additional Answer Information

Ratify an interlocal agreement with Travis County for the City's provision of public health services, for a 12-month period beginning October 1, 2021 in an amount not to exceed \$4,859,345 to be paid to the City.

**QUESTION/ANSWER:** Mayor Pro Tem Alter's Office

1) *What is the status of negotiating an agreement with Travis County regarding the provision of COVID related public health services?*

City of Austin and Travis County continue negotiations regarding COVID related expenses for cost sharing.

2) *Is Travis County reimbursing the City for any COVID related expenses we are incurring for Travis County residents?*

City of Austin and Travis County entered into an agreement in December 2020 for cost sharing of certain response expenses incurred up to that date. Currently, negotiations continue regarding cost sharing of those expenses not eligible for FEMA reimbursement. Negotiations also include cost sharing of any needed COVID related services once FEMA reimbursement has expired.



### Council Question and Answer

**Related To**

Item #49

**Meeting Date**

January 27, 2022

### Additional Answer Information

Authorize the negotiation and execution of an agreement with HC+EM, LLC, a Texas Limited Liability Company, for public storm drain infrastructure improvements for a total contract amount not to exceed \$500,000.

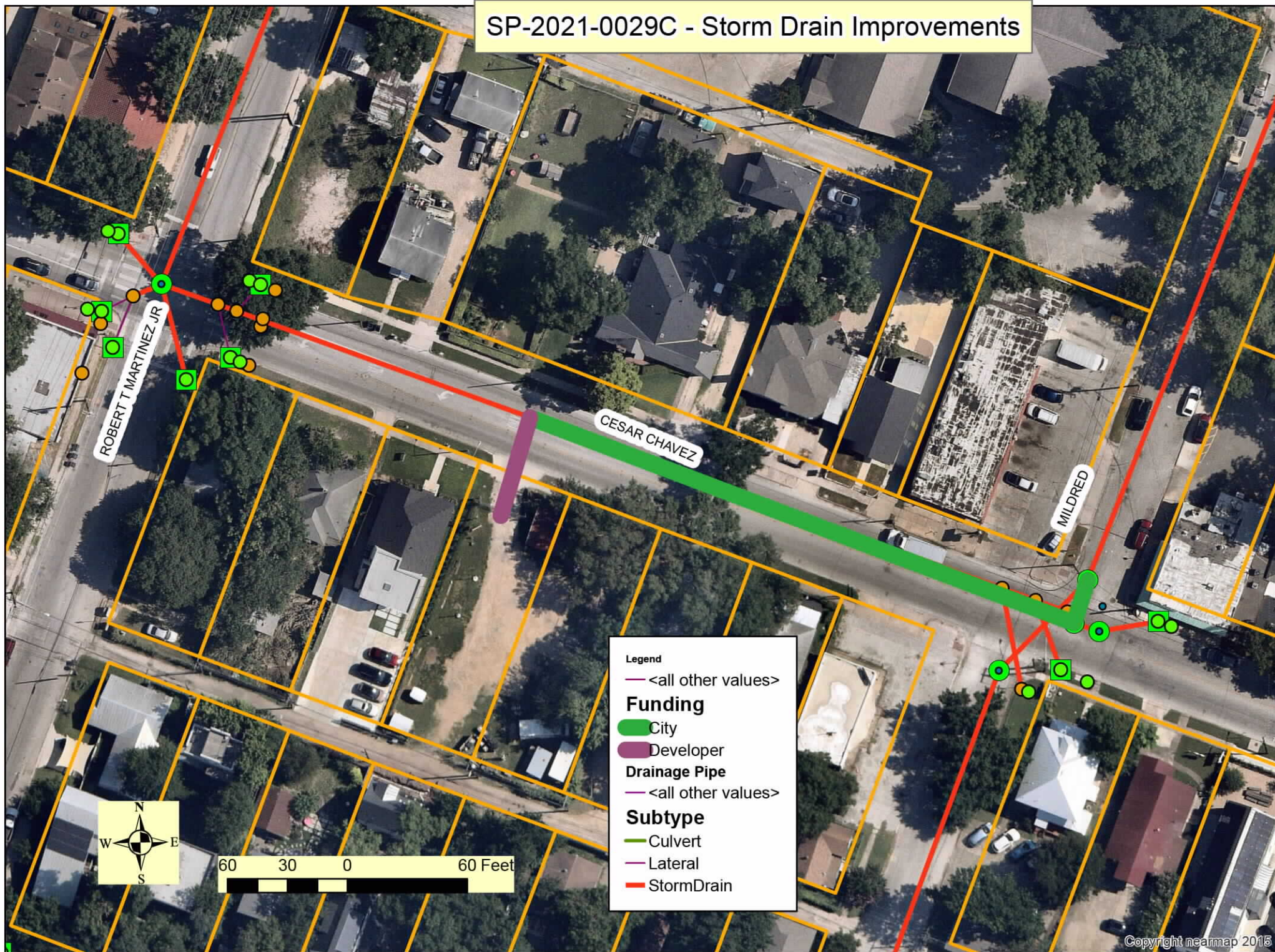
**QUESTION/ANSWER:** Council Member Fuentes's Office

1. *Please provide a map of the location of the proposed storm drain infrastructure improvements.*

Attached



# SP-2021-0029C - Storm Drain Improvements







### Council Question and Answer

**Related To**

Items #60 and #70

**Meeting Date**

January 27, 2022

### Additional Answer Information

NPA-2019-0022.01-200 Academy  
C14-2020-0147 - 200 Academy

#### **QUESTION/ANSWER:** Mayor Pro Tem Alter's Office

- 1) *The TIA document in the back-up seems to indicate that the current edition of the TIA manual does not include "music venue" as a use. Consequently it appears "local data was used for these land uses". Since the manual was not the source for these estimates, as is typical, please provide additional detail as to how staff determined the appropriate estimates for this use (including how the AM and PM peak numbers were estimated) and please provide what those estimates indicate the number of trips would be for a music venue at the following sizes:*

The following numbers correspond to the total of the entering and exiting trips in the PM peak only:

- 3,000 square feet = 20
- 5,000 square feet = 33
- 8,000 square feet = 52
- 10,000 square feet = 65
- 12,000 square feet = 78
- 15,000 square feet = 98
- 17,500 square feet = 114

Since the 10<sup>th</sup> Edition of the ITE manual does not have a land use for "music venue" or something similar that has at least three data points, the manual recommends collecting local data. Traffic counts were taken at a similar land use than the one the applicant is proposing (Emo's Austin) to determine a PM peak trip rate based off of the volumes and size of the venue. PM peak trip rates of 3.33 for entering and 3.18 for exiting were calculated from the data collected by the traffic consultant. It should be noted that when TIAs are conducted, the AM and PM peak hours are the only times the site is analyzed for because these are typically the hours with the highest volumes on adjacent roadways; this might not be the "peak" hour for this music venue, however, the typical PM peak hour could capture both a peak for the surrounding network and the venue.

- 2) *Does the staff analysis indicate that a project of the size and scale being proposed by the applicant, particularly of the music venue, can be accommodated without creating failing intersection grades?*

For most intersections in the downtown core and urban core (where 200 Academy is located) a "failing" (ie. Level of Service F) does not necessarily indicate unacceptable operating conditions because of the reasonable constraints and density at these locations. Therefore, developments in the urban core may justify the need for different considerations of acceptable operating conditions. This is where we expect the TIA to address any safety and mobility impacts by the site. In the 200 Academy TIA, we required the applicant to provide details



about the site access and circulation, TNC pick-up/drop-off operations, loading, and internal circulation to ensure the site traffic is contained to a reasonable extent. The applicant is also required to submit more details of the site plan and a traffic control plan for the music venue at the time of site plan submission. Another factor to consider is Project Connect's Orange Line along South Congress and how its operations will effect the intersection of Academy and Congress, which could potentially change dramatically.

- 3) *Is the TIA in back-up based on the traffic assumptions of the proposed zoning change, or of the staff recommendation?*

The TIA is based on the information the applicant provided to the City at the time of the TIA, which is a 10,000 SF music venue and 4,000 SF museum (which local counts were also used for).