



# City of Austin

301 W. Second Street  
Austin, TX and some  
members of City  
Council may be  
participating by  
videoconference

## Agenda

### City Council Work Session

*Mayor Steve Adler*

*Mayor Pro Tem Alison Alter, District 10*

*Natasha Harper-Madison, District 1*

*Council Member Vanessa Fuentes, District 2*

*Council Member Sabino "Pio" Renteria, District 3*

*Council Member José "Chito" Vela, 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*

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Tuesday, October 25, 2022

9:00 AM

Austin City Hall

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*The City Council may go into a closed session as permitted by the Texas Open Meetings Act, (Chapter 551 of the Texas Government Code) regarding any item on this agenda.*

*Public comment will be taken on City Clerk Item 1 only. Instructions for speaker sign up will be posted on the Council Meeting Information page.*

**All of the following items may be acted upon by one motion. No separate discussion or action on any of the items is necessary unless desired by a Council Member.**

#### **A. Pre-Selected Agenda Items**

#### **B. Briefings**

**B1.** Colony Park Tax Increment Reinvestment Zone

**B2.** Update from the Austin Animal Shelter

**B3.** 911 Communications Retention and Recruitment.

#### **C. Council Items of Interest**

#### **D. Council Discussion**

**D1.** Discussion on the Bike Network Buildout and ThinkBike 10th Anniversary.

#### **E. Executive Session**

**City Clerk**

1. Approve an ordinance amending Ordinance No. 20220817-011 ordering the November 8, 2022 general and special municipal elections to add Exhibits B, C, D, E, F, G, and H that adopt English and Spanish versions of the ordinance calling the elections and establishing ballot language, adopt election day and early voting polling places, attach executed contracts for election services and executed joint election agreements, and list election day judges, central counting station staff, and early voting ballot board members; waiving section 1-2-4(a) of the Procedures for Austin City Council Meetings, Public Hearings and Appeals to allow Council to take action on a work session item that is also on the Thursday Council agenda; and declaring an emergency.

Strategic Outcome(s): Government that Works for All.

**Adjourn**

## Consent Agenda

### Approval of Minutes

1. Approve the minutes of the Austin City Council budget work session of August 9, 2022, budget work session of August 11, 2022, work session of August 30, 2022, regular meeting of September 1, 2022, work session of September 13, 2022, regular meeting of September 15, 2022, work session of September 27, 2022, and regular meeting of September 29, 2022.

### Austin Energy

2. Approve issuance of a five-year production-based incentive to Paloma Ridge Owner, LLC for the installation of solar electric systems on their facility located at 13620 North FM 620 Road, Austin, Texas 78717, in an amount not to exceed \$2,041,981.

Strategic Outcome(s): Government that Works for All.

District(s): District 6

### Communications and Technology Management

3. Authorize negotiation and execution of an interlocal agreement with the City of West Lake Hills to obtain address and annexation related data for regional 911 support.

Strategic Outcome(s): Safety, Government that Works for All.

4. Authorize negotiation and execution of an interlocal agreement with the City of Sunset Valley to obtain address and annexation related data for regional 911 support.

Strategic Outcome(s): Safety, Government that Works for All.

5. Authorize negotiation and execution of an interlocal agreement with the City of Rollingwood to obtain address and annexation related data for regional 911 support.

Strategic Outcome(s): Safety, Government that Works for All.

6. Authorize negotiation and execution of an interlocal agreement with the City of Pflugerville to obtain address and annexation related data for regional 911 support.

Strategic Outcome(s): Safety, Government that Works for All.

7. Authorize negotiation and execution of an interlocal agreement with the City of Lakeway to obtain address and annexation related data for regional 911 support.

Strategic Outcome(s): Safety, Government that Works for All.

### Development Services

8. Authorize execution of an encroachment agreement with River & Rainey Venture, LLC, a Delaware limited liability company, for the permanent aerial encroachment of public right-of-way for an aerial pool deck consisting of approximately 319 square feet, encompassing a volume of 5,102 cubic feet, extending along Rainey Street, between approximately 61 Rainey Street and 69 Rainey Street.

Strategic Outcome(s): Government that Works for All.

District(s): District 9

## **Economic Development Department**

9. Approve a resolution to authorize the Circuit Events Local Organizing Committee to act on behalf of the City for the Texas Major Events Reimbursement Program for the purpose of conducting economic studies, submitting applications, and submitting any required funding to the Texas Office of the Governor for National Association for Stock Car Auto Racing, LLC events to be held at the Circuit of the Americas facility.

**Strategic Outcome(s):** Economic Opportunity and Affordability.

**District(s):** District 2

## **Financial Services- Contracts**

10. Approve a resolution finding the use of the Construction Manager at Risk method of contracting, as authorized by Subchapter F, Chapter 2269 of the Texas Government Code, is the project delivery method that provides the best value to the City for the Barbara Jordan Terminal Optimization - Phase 2 project.

[Note: MBE/WBE or DBE goals will be established prior to issuance of this solicitation].

**Strategic Outcome(s):** Safety, Health and Environment, Mobility.

**District(s):** District 2

11. Authorize award and execution of a construction contract with M. A. Smith Contracting Co., Inc., for the Zilker Water and Wastewater Pipeline Renewal Rebid project in the amount of \$9,105,251 plus a \$910,525 contingency, for a total contract amount not to exceed \$10,015,776.

[Note: This contract will be awarded in compliance with City Code Chapter 2-9A (Minority Owned and Women Owned Business Enterprise Procurement Program) by meeting the goals with 7.90% MBE and 0.68% WBE participation].

**Strategic Outcome(s):** Health and Environment.

**District(s):** District 5

12. Authorize award and execution of a construction contract with LD Tebben Company Inc., for the Public Health Capital Rehabilitation - Roofs project in the amount of \$489,230 plus a \$48,923 contingency, for a total contract amount not to exceed \$538,153.

[Note: This contract will be awarded in compliance with City Code Chapter 2-9A (Minority Owned and Women Owned Business Enterprise Procurement Program) by meeting the combined M/WBE goals with 4.43% participation.]

**Strategic Outcome(s):** Safety, Government that Works for All, Health and Environment

**District(s):** District 3; District 4

13. Authorize award and execution of a construction contract with MAC, Inc., for the Austin to Manor Phase 2 - Trail project in the amount of \$7,916,572 plus a \$791,658 contingency, for a total contract amount not to exceed \$8,708,230.

[Note: This contract will be awarded in compliance with the requirements of 49 CFR Part 26 (Disadvantaged Business Enterprise Program) and City Code Chapter 2-9A by meeting the goals with Good Faith Efforts and 6.27% DBE participation.]

Strategic Outcome(s): Mobility

District(s): District 1

14. Authorize negotiation and execution of an amendment to the design-build contract with JE Dunn Construction Inc., for construction services for the new Austin Fire Department and Emergency Medical Services stations in the amount of \$17,750,000 for a total contract amount not to exceed \$71,550,000.

[Note: This amendment will be awarded in compliance with City Code 2-9A and 2-9B (Minority Owned and Women Owned Business Enterprise Procurement Program). Current participation for the Design Phase is 1.55% MBE and 1.13% WBE. Current participation to date for the Construction Phase is 5.28% MBE and 7.12% WBE.]

Strategic Outcome(s): Safety, Government that Works for All

15. Authorize award and execution of a construction contract with MWH Constructors, Inc., for the South Austin Regional Wastewater Treatment Plant Trains A & B Improvements project in the amount of \$116,000,852, plus a \$11,600,086 contingency, for a total contract amount not to exceed \$127,600,938.

[Note: This contract will be awarded in compliance with City Code Chapter 2-9A (Minority Owned and Women Owned Business Enterprise Procurement Program) by meeting the goals with 6.67% MBE and 1.39% WBE participation]. Related to item #17.

Strategic Outcome(s): Health and Environment.

District(s): District 2

16. Authorize additional contingency for the construction contract with M.A. Smith Contracting Co., Inc., for the Stassney Lane from Teri Road to Burleson Road project in the amount of \$1,022,995 for a total amount not to exceed \$9,074,959.

[Note: This contract was awarded in compliance with Chapter 2-9A of the City Code (Minority Owned and Women Business Enterprise Procurement Program). Current Participation to date is MBE - 0% and WBE 0%.]

Strategic Outcome(s): Mobility.

District(s): District 2

17. Authorize negotiation and execution of an amendment to the professional services agreement with CP&Y, Inc., for professional engineering services for the South Austin Regional Wastewater Treatment Plant Trains A & B Improvements project in the amount of \$12,628,995 for a total contract amount not to exceed \$20,578,995.

[Note: This amendment will be awarded in compliance with City Code 2-9B (Minority Owned and Women Owned Business Enterprise Procurement Program). Current participation to date is 14.10 % MBE and 32.93% WBE.] Related to item #15.

Strategic Outcome(s): Health and Environment.

District(s): District 2

18. Authorize negotiation and execution of a multi-term cooperative contract with SHI-Government Solutions Inc. to provide Novell SUSE software maintenance and support, for up to three years for a total contract amount not to exceed \$495,000.

[Note: This procurement was reviewed for subcontracting opportunities in accordance with City Code Chapter 2-9C, (Minority Owned and Women Owned Business Enterprise Procurement Program.) For the goods and services required for this procurement, there were no subcontracting opportunities; therefore, no subcontracting goals were established].

Strategic Outcome(s): Government that Works for All.

19. Authorize negotiation and execution of multiple cooperative contracts with various contractors for parks, playgrounds, and pool equipment and repair, each for a term of 44 months in an amount not to exceed \$70,300,000, divided among the contractors.

(Note: These procurements were reviewed for subcontracting opportunities in accordance with City Code Chapter 2-9C Minority Owned and Women Owned Business Enterprise Procurement Program. For the goods and services required for these procurements, there were no subcontracting opportunities; therefore, no subcontracting goals were established).

Strategic Outcome(s): Government that Works for All.

## **Housing and Planning**

20. Authorize negotiation and execution of an amendment to the agreement with El Buen Samaritano for services to households that are vulnerable to eviction to add additional funding in an amount not to exceed \$400,000, for a total agreement amount not to exceed \$1,530,000.

Strategic Outcome(s): Economic Opportunity and Affordability.

## **Law**

21. Authorize negotiation and execution of an amendment to a legal services agreement with Jackson Walker, LLP for legal services related to City of Austin vs. 6315 Spicewood, L.P., Condemnation Proceeding in County Court at Law No. 2, in the amount of \$250,000 for a total contract amount not to exceed \$355,000.

Strategic Outcome(s): Government that Works for All.

22. Approve a settlement in Jose Herrera v. City of Austin et al, Cause No. 1:20-cv-01134-RP in the United States District Court for the Western District of Texas.

Strategic Outcome(s): Government that Works for All.

## **Management Services**

23. Approve an ordinance amending City Code Chapter 4-14 related to notices of proposed eviction.

Strategic Outcome(s): Government that Works for All.

24. Approve a resolution appointing the nominee recommended by the Nominating Committee for the

position of Community Expert Director representing Community Planning or Sustainability to the Austin Transit Partnership Board of Directors to serve through January 2025.

Strategic Outcome(s): Mobility.

25. Approve an ordinance amending City Code Chapter 4-14 related to tenant organizing and creating an offense and penalty.

Strategic Outcome(s): Government that Works for All.

## **Public Health**

26. Authorize negotiation and execution of an amendment to an agreement with Central Texas Community Health Centers d/b/a CommUnityCare for community health workers to engage in COVID-19 response and chronic disease prevention activities, to add funding in an amount not to exceed \$80,000 to each of the two renewal options, for a revised total agreement amount not to exceed \$400,000.

Strategic Outcome(s): Health and Environment.

27. Authorize negotiation and execution of agreements with three social service agencies to provide benefits access services for an initial 12-month term beginning October 1, 2022 in a combined amount not to exceed \$500,000, with one 12-month extension option in a combined amount not to exceed \$500,000, for a total agreement amount not to exceed \$1,000,000 divided among the agencies.

Strategic Outcome(s): Health and Environment.

28. Authorize negotiation and execution of four agreements with social service agencies to provide workforce development services for an initial 12-month term beginning October 1, 2022 in a combined amount not to exceed \$1,336,355, with one 12-month extension option in a combined amount not to exceed \$1,336,355, for a total agreement amount not to exceed \$2,672,710 divided among the agencies.

Strategic Outcome(s): Economic Opportunity and Affordability.

29. Approve an ordinance amending the Fiscal Year 2022-2023 Austin Public Health Department Operating Budget Special Revenue Fund (Ordinance No. 20220817-004) to accept and appropriate \$17,650,000 in grant funds from the Centers for Disease Control and Prevention to add 13.0 full-time equivalent grant-funded positions, for the Strengthening U.S. Public Health Infrastructure, Workforce, and Data Systems Grant.

Strategic Outcome(s): Health and Environment.

30. Authorize negotiation and execution of agreements with five social service agencies to provide behavioral health services to individuals who have or are experiencing homelessness for an initial 12-month term beginning October 1, 2022 in a combined amount not to exceed \$1,225,000, with one 12-month extension option in a combined amount not to exceed \$1,225,000, for a total agreement amount not to exceed \$2,450,000 divided among the agencies.

Strategic Outcome(s): Health and Environment.

31. Authorize the execution of an agreement with Sunrise Community Church to provide street outreach services in an amount not to exceed \$390,000 for the initial 12-month term beginning October 1,



2022, with one 12-month extension option not to exceed \$390,000, for a total amount not to exceed \$780,000.

**Strategic Outcome(s):** Health and Environment.

32. Authorize execution of an agreement with Sunrise Community Church to provide street outreach services for an initial 12-month term beginning October 1, 2022 with four 12-month extension options, each in an amount not to exceed \$150,000, for a total agreement amount not to exceed \$750,000.

**Strategic Outcome(s):** Health and Environment.

## **Public Works**

33. Authorize negotiation and execution of an amendment to the Advance Funding Agreement with the Texas Department of Transportation for the relocation and adjustments of existing water lines and appurtenances in conflict with the Boyce Lane Roadway Improvements project at Harris Branch Creek for an additional amount of \$79,599.88, for a total amount not to exceed \$174,110.68.

**Strategic Outcome(s):** Mobility.

## **Small and Minority Business Resources**

34. Approve a resolution adopting the 2022 disparity study completed by Colette Holt & Associates regarding the City's Minority-Owned and Women-Owned Business Enterprise Procurement Program.

**Strategic Outcome(s):** Economic Opportunity and Affordability; Government that Works for All.

35. Approve an ordinance amending City Code Chapters 2-9A, 2-9B, 2-9C, and 2-9D extending the sunset date of the Minority-Owned and Women-Owned Business Enterprise Procurement Program.

**Strategic Outcome(s):** Economic Opportunity and Affordability.

## **Transportation**

36. Approve an ordinance amending Exhibit A to the Fiscal Year 2022-2023 City of Austin Fee and Fine Ordinance (Ordinance No. 20220817-005) to remove the film permit application fee.

**Strategic Outcome(s):** Economic Opportunity and Affordability.

## **Item(s) from Council**

37. Approve appointments and certain related waivers to citizen boards and commissions, to Council committees and other intergovernmental bodies, and to public facility corporations; removal and replacement of members; and amendments to board and commission bylaws.
38. Approve a resolution initiating site-specific variances and amendments to City Code Title 25, including Chapter 25-8, Subchapter A, Article 13 (Save Our Springs Initiative), as minimally required to address proposed mobility and safety improvements while maximizing environmental protection in the public right-of-way on Slaughter Lane from Loop 1 (MoPac) to 650 feet east of Brodie Lane, located within the Barton Springs Zone.



**Sponsors:** Council Member Paige Ellis, Council Member Ann Kitchen, Council Member Vanessa Fuentes, and Council Member Leslie Pool

39. Approve a resolution relating to mobile homes and tenant notification and relocation requirements; and initiating amendments to Title 25 of the City Code.

**Sponsors:** Council Member Vanessa Fuentes, Council Member Sabino "Pio" Renteria, Council Member José 'Chito' Vela, Council Member Ann Kitchen, and Council Member Kathie Tovo

40. Approve a resolution directing the City Manager to draft an ordinance that authorizes the property located at 2400 South Congress Avenue to obtain a Type 2 Non-Peak Hour Permit for Concrete Installation.

**Sponsors:** Council Member Sabino "Pio" Renteria, Council Member José 'Chito' Vela, Council Member Natasha Harper-Madison, and Mayor Steve Adler

41. Approve a resolution relating to Council policies and directives to the City Manager for City-owned real estate, including requirements for construction projects, living wage, minority and women-owned business requirements and other Council priorities related to City-owned real estate and City-owned parking facilities; and recommendations for future use of same.

**Sponsors:** Council Member Kathie Tovo, Mayor Pro Tem Alison Alter, Council Member Vanessa Fuentes, and Council Member Ann Kitchen

42. Approve a resolution relating to balancing development requirements that reduce development capacity or affordability with options that offset those requirements; and initiating amendments to Titles 25 and 30 of the City Code.

**Sponsors:** Mayor Steve Adler, Council Member Natasha Harper-Madison, Council Member Paige Ellis, Council Member Vanessa Fuentes, and Council Member Leslie Pool

## **Non-Consent**

### **Austin Housing and Finance Corporation Meeting**

43. The Mayor will recess the City Council meeting to conduct a Board of Directors' Meeting of the Austin Housing Finance Corporation. Following adjournment of the AHFC Board meeting the City Council will reconvene. (The AHFC agenda is temporarily located at <https://www.austintexas.gov/department/city-council/2022/20221027-ahfc.htm>).

### **Public Hearings and Possible Actions**

44. Conduct a public hearing and consider an ordinance amending the Regulating Plan for the North Burnet Gateway Zoning District to increase the maximum building height with development bonus and to modify the maximum floor-to-area ratio with development bonus in the Commercial Mixed Use-Gateway Zone Subdistrict.

**Strategic Outcome(s):** Government that Works for All.

**District(s):** District 7

45. Conduct a public hearing and consider an ordinance amending City Code Title 25 relating to environmental, drainage, landscape, and site plan requirements.

**Strategic Outcome(s):** Health and Environment, Safety, Economic Opportunity and Affordability.

## **Zoning and Neighborhood Plan Amendments (Public Hearings and Possible Action)**

46. C141H-2022-0099 - Delisle House - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 2002 Scenic Drive (Lady Bird Lake Watershed). Applicant's request: To rezone from family residence - neighborhood plan (SF-3-NP) combining district zoning to family residence - historic landmark - neighborhood plan (SF-3-H-NP) combining district zoning. Staff and Historic Landmark Commission Recommendations: To grant family residence - historic landmark - neighborhood plan (SF-3-H-NP) combining district zoning. Planning Commission Recommendation: To forward to Council without a recommendation due to lack of an affirmative vote. Applicant: Historic Landmark Commission (owner-opposed rezoning request). City Staff: Kimberly Collins, Housing & Planning Department, 512-974-1801. A valid petition has been filed in opposition to this rezoning.

District(s): District 10

47. C14-2021-0161 - West William Cannon Housing - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 3101 West William Cannon Drive (Williamson Creek Watershed-Barton Springs Zone). Applicant's Request: To rezone from limited office-conditional overlay (LO-CO) combining district zoning to multifamily residence-moderate-high density (MF-4) district zoning. Staff Recommendation: To grant multifamily residence-moderate-high density (MF-4) district zoning. Zoning and Platting Commission Recommendation: To forward to Council without a recommendation due to lack of an affirmative vote. Owner / Applicant: Jubilee Christian Center (Jimmy R. Seal). City Staff: Wendy Rhoades, 512-974-7719. This action concerns land located in the Barton Springs Zone.

District(s): District 5

48. C814-92-0006.02 - Seton Medical Center Planned Unit Development Amendment No. 2 - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1201 West 38th Street (Shoal Creek Watershed). Applicant's Request: To rezone from planned unit development-neighborhood plan (PUD-NP) combining district zoning to planned unit development-neighborhood plan (PUD-NP) combining district zoning, to change conditions of zoning. The ordinance may include exemption from or waiver of fees, alternative funding methods, modifications of City regulations, and acquisition of property. Staff Recommendation and Planning Commission Recommendation: To grant planned unit development-neighborhood plan (PUD-NP) combining district zoning, to change conditions of zoning. Applicant: Seton Medical Center, % Altus Group US Inc. (Scott Herndon). Agent: Metcalfe Wolff Stuart & Williams, LLP (Michele Rogerson Lynch). City Staff: Wendy Rhoades, 512-974-7719.

District(s): District 10

49. C814-06-0175.03 - East Avenue PUD, Parcel A Amendment - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1012, 1012 1/2, 1016, 1018, 1018 1/2 Concordia Avenue; 3500, 3500 1/2, 3502, 3506, 3508 1/2 North IH 35 Service Road Southbound (Boggy Creek Watershed). Applicant's Request: To rezone from planned unit development-neighborhood plan (PUD-NP) combining district zoning to planned unit development-neighborhood plan (PUD-NP) combining district zoning, to change

conditions of zoning. The ordinance may include exemption from or waiver of fees, alternative funding methods, modifications of City regulations, and acquisition of property. Staff Recommendation and Planning Commission Recommendation: To grant planned unit development-neighborhood plan (PUD-NP) combining district zoning, to change conditions of zoning. Applicant: Westheimer Retail Center Ltd (David Foor). Agent: Drenner Group, PC (Leah Bojo). City Staff: Wendy Rhoades, 512-974-7719.

District(s): District 9

50. C14-2021-0091- The Rhett - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1000 East Yager Lane (Walnut Creek Watershed). Applicant Request: To rezone from neighborhood commercial-conditional overlay (LR-CO) combining district zoning to community commercial-mixed use (GR-MU) combining district zoning. Staff Recommendation: To grant community commercial-mixed use-conditional overlay (GR-MU-CO) combining district zoning. Zoning and Platting Commission Recommendation: To deny the rezoning request. Owner/Applicant: Zydeco Development Corporation. Agent: Thrower Design, LLC (A. Ron Thrower). City Staff: Sherri Sirwaitis, 512-974-3057.

District(s): District 1

51. C814-96-0003.18 - Pioneer Crossing PUD Amendment #18 - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 3124 East Parmer Lane (Harris Branch Watershed). Applicant Request: To rezone from planned unit development (PUD) district zoning to planned unit development (PUD) district zoning, to change a condition of zoning. Staff Recommendation and Zoning and Platting Commission Recommendation: To grant planned unit development (PUD) district zoning, with conditions. Owner/Applicant: RH Pioneer North, LLC (Annie Atkinson). Agent: LJA Engineering, Inc. (T. Walter Hoysa). City Staff: Sherri Sirwaitis, 512-974-3057.

District(s): District 1

52. C14-2022-0097 - 1507 & 1511 Bastrop Hwy Svrd Rezone - Conduct a public hearing and approve an ordinance amending City Code Title 25 by zoning property locally known as 1507 and 1511 Bastrop Highway Service Road (Carson Creek Watershed). Applicant's Request: To zone from interim-single family residence-standard lot (I-SF-2) district zoning to general commercial services (CS) district zoning. Staff Recommendation and Zoning and Platting Commission Recommendation: To grant general commercial services (CS) district zoning. Owner/Applicant: Sanjiv Kumar. Agent: Keepers Land Planning (Ricca Keepers). City Staff: Wendy Rhoades, 512-974-7719.

District(s): District 2

53. C14-2022-0070 - Springdale Commercial (Tract 2) Amended - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1005 Springdale Road (Boggy Creek Watershed). Applicant's Request: To rezone from community commercial-mixed use-conditional overlay-neighborhood plan (GR-MU-CO-NP) combining district zoning to general commercial services-mixed use-neighborhood plan (CS-MU-NP) combining district zoning. Staff Recommendation: To grant general commercial services-neighborhood plan (CS-NP) combining district zoning. Planning Commission

Recommendation: To be reviewed November 15, 2022. Owner/Applicant: 809 Vargas LC. Agent: Alice Glasco Consulting (Alice Glasco). City Staff: Heather Chaffin, 512-974-2122.

District(s): District 3

54. C14-2022-0015 - Springdale Commercial Tract 1 - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1113 Airport Boulevard (Boggy Creek Watershed). Applicant's Request: To rezone from community commercial-mixed use-conditional overlay-neighborhood plan (GR-MU-CO-NP) combining district zoning and Rural Residence-Neighborhood Plan (RR-NP) to general commercial services-mixed use-neighborhood plan (CS-MU-NP) combining district zoning. Staff Recommendation: To grant general commercial services-neighborhood plan (CS-NP) combining district zoning. Planning Commission Recommendation: To be reviewed November 15, 2022. Owner/Applicant: 809 Vargas LC. Agent: Alice Glasco Consulting (Alice Glasco). City Staff: Heather Chaffin, 512-974-2122.

District(s): District 3

55. C14-2022-0053 - Swansons Ranch Single Family - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 9608, 9700, and 9702 Swansons Ranch Road (Slaughter Creek Watershed). Applicant's Request: To rezone from single family residence-large lot (SF-1) district zoning and single family residence-standard lot (SF-2) district zoning to family residence (SF-3) district zoning. Staff Recommendation and Zoning and Platting Commission Recommendation: To grant family residence (SF-3) district zoning. Owner/Applicant: ITALEX Builders Inc. (John Luke Sanchez). Agent: Thrower Design (Victoria Haase). City Staff: Wendy Rhoades, 512-974-7719.

District(s): District 5

56. C14-2022-0067 - Villas at South Austin - Approve second and third readings of an ordinance amending City Code Title 25 by rezoning property locally known as 7311 and 7313 Bluff Springs Road (South Boggy Creek Watershed). Applicant's Request: To rezone from single family-small lot-conditional overlay (SF-4A-CO) combining district zoning to townhouse and condominium residence (SF-6) district zoning. First Reading approved on September 1, 2022. Vote: 11-0. Owner/Applicant: Srinivas Prudhvi Minnekanti & Vamshi Krishna Sunchu. Agent: Srinivas Prudhvi Minnekanti. City Staff: Wendy Rhoades, 512-974-7719. A valid petition has been filed in opposition to this rezoning request.

District(s): District 2

57. C14-2021-0190 - 3020 E. Cesar Chavez - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 3020 East Cesar Chavez Street (Colorado River Watershed). Applicant's Request: To rezone from general commercial services-mixed use-conditional overlay-neighborhood plan (CS-MU-CO-NP) combining district zoning to general commercial services-mixed use-vertical mixed use building-conditional overlay-neighborhood plan (CS-MU-V-CO-NP) combining district zoning. Staff and Planning Commission Recommendation: To grant general commercial services-mixed use-vertical mixed use building-conditional overlay-neighborhood plan (CS-MU-V-CO-NP) combining district zoning. Owner/Applicant: Eastside Partners LLC. Agent: Drenner Group PC (Leah Bojo). City Staff: Heather Chaffin, 512-974-2122.

District(s): District 3

58. C814-2009-0139.03 - Bull Creek PUD Amendment #3 - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 5305, 5400, 5404, 5408, 5505 Paradox Cove; 4909, 4915-1/2, 4929 FM 2222 Road (Bull Creek Watershed; Lake Austin Watershed). Applicant's Request: To rezone from planned unit development (PUD) district zoning to planned unit development (PUD) district zoning, to change conditions of zoning. The ordinance may include exemption from or waiver of fees, alternative funding methods, modifications of City regulations, and acquisition of property. Staff Recommendation and Zoning and Platting Commission Recommendation: To grant planned unit development (PUD) district zoning, to change conditions of zoning. Applicant: David G. Booth, Trustee for the David Booth Revocable Trust. Agent: Armbrust & Brown, PLLC (David Armbrust). City Staff: Wendy Rhoades, 512-974-7719.

District(s): District 10

59. C14-2022-0039 - Peaceful Hill Residential - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 7901 Peaceful Hill Lane (South Boggy Creek Watershed; Onion Creek Watershed). Applicant's Request: To rezone from development reserve (DR) district zoning to townhouse and condominium residence (SF-6) district zoning. Staff Recommendation and Zoning and Platting Commission Recommendation: To grant townhouse and condominium residence (SF-6) district zoning. Owner/Applicant: Jeffrey Fluitt. Agent: Thrower Design (Victoria Haase). City Staff: Wendy Rhoades, 512-974-7719.

District(s): District 2

60. C14-2022-0049 - 500 VFW - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 500 VFW Road (Walnut Creek Watershed). Applicant's Request: To rezone from general office-conditional overlay (GO-CO) combining district zoning to general office-mixed use (GO-MU) combining district zoning. Zoning and Platting Commission Recommendation: To be reviewed on October 18, 2022. Owner/Applicant: Capital City VFW Post #8787. Agent: Drenner Group, PC (Amanda Swor). City Staff: Heather Chaffin, Housing and Planning Department, 512-974-2122.

District(s): District 1

61. C14-2022-0044 - The Zimmerman - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 11400 Zimmerman Lane (Bull Creek Watershed). Applicant Request: To rezone from development reserve (DR) district zoning to multifamily residence-medium density (MF-3) district zoning. Staff Recommendation: To grant townhouse and condominium residence (SF-6) district zoning. Zoning and Platting Commission Recommendation: To grant townhouse and condominium residence-conditional overlay (SF-6-CO) combining district zoning. Owner/Applicant: Udaya and Uma Kumar. Agent: Alice Glasco Consulting (Alice Glasco). City Staff: Sherri Sirwaitis, 512-974-3057.

District(s): District 10

62. C14-2022-0001 - 2409 Town Lake Circle - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 2409 and 2413 Town Lake Circle (Lady Bird Lake and Country Club West Watersheds). Applicant's Request: To rezone from East Riverside Corridor (ERC) district zoning to East Riverside Corridor (ERC) district zoning, to

change the subdistrict from neighborhood mixed use (NMU) to corridor mixed use (CMU) and to increase maximum building height through participation in a density bonus program. Staff Recommendation and Planning Commission Recommendation: To grant East Riverside Corridor (ERC) district zoning, to change the subdistrict to corridor mixed use (CMU) and to increase maximum building height through participation in a density bonus program. Owner/Applicant: 2409 Town Lake LLC (Scott Sepic). Agent: Drenner Group (Amanda Swor). City Staff: Heather Chaffin, 512-974-2122.

District(s): District 3



## Consent Agenda

### City Clerk

63. Approve an ordinance amending Ordinance No. 20220817-011 ordering the November 8, 2022 general and special municipal elections to add Exhibits B, C, D, E, F, G, and H that adopt English and Spanish versions of the ordinance calling the elections and establishing ballot language, adopt election day and early voting polling places, attach executed contracts for election services and executed joint election agreements, and list election day judges, central counting station staff, and early voting ballot board members; waiving section 1-2-4(a) of the Procedures for Austin City Council Meetings, Public Hearings and Appeals to allow Council to take action on a work session item that is also on the Thursday Council agenda; and declaring an emergency.

Strategic Outcome(s): Government that Works for All

### Development Services

64. Authorize negotiation and execution of an encroachment agreement with River & Rainey Venture, LLC, a Delaware limited liability company, for the permanent aerial encroachment of public right-of-way for an aerial pool deck consisting of approximately 319 square feet, encompassing a volume of 5,102 cubic feet, extending along Rainey Street, between approximately 61 Rainey Street and 69 Rainey Street.

Strategic Outcome(s): Government that Works for All.

District(s): District 9

### Item(s) from Council

65. Approve a resolution regarding text messages to 911 communications and directing the City Manager to initiate a procurement process concerning translation technology for 911 call takers and dispatchers.

Sponsors: Council Member Mackenzie Kelly, Council Member Ann Kitchen, Council Member Sabino "Pio" Renteria, Council Member José 'Chito' Vela, and Council Member Natasha Harper-Madison

66. Approve an ordinance authorizing a Type 2 Non-Peak Hour Permit for Concrete Installation for the property located at 2400 South Congress Avenue and establishing permit conditions.

Sponsors: Council Member Sabino "Pio" Renteria, Mayor Steve Adler, Council Member José 'Chito' Vela, and Council Member Vanessa Fuentes

### Item(s) to Set Public Hearing(s)

67. Set a public hearing to consider an ordinance amending City Code Title 25 to allow residential uses on commercially zoned property under certain conditions. (Suggested date: December 1, 2022 at Austin City Hall, 301 West Second Street, Austin, Texas).

Strategic Outcome(s): Government that Works for All.



68. Set a public hearing to consider an ordinance amending City Code Title 25 to create a new overlay that modifies compatibility and parking requirements along certain roadways. (Suggested date: December 1, 2022 Austin City Hall, 301 W. Second Street, Austin, Texas).

Strategic Outcome(s): Government that Works for All.

## Non-Consent

### Public Hearings and Possible Actions

69. Conduct a public hearing and consider an ordinance relating to the full-purpose annexation of approximately 3,067 acres of City-owned property located in Hays County and Travis County southwest of State Highway 45 and near the intersection of Spanish Oak Trail and Live Oak Drive and approving a written plan for the provision of municipal services. Case number: C7a-2022-0010. The area is in Austin limited purpose jurisdiction as well as extraterritorial jurisdiction adjacent to Council District 8.

Strategic Outcome(s): Government that Works for All.

70. Conduct a public hearing to consider an ordinance relating to the full-purpose annexation of approximately 498 acres of City-owned property located in Travis County northwest of the intersection of Yaupon Drive and Spicewood Springs Road and approving a written plan for the provision of municipal services. Case number: C7a-2022-0007. The area is in Austin limited purpose jurisdiction as well as extraterritorial jurisdiction adjacent to Council Districts 6 and 10.

Strategic Outcome(s): Government that Works for All.

71. Conduct a public hearing to consider an ordinance relating to the full-purpose annexation of approximately 877 acres of City-owned property located in Travis County west of the intersection of Ranch to Market Road 2222 and City Park Road and approving a written plan for the provision of municipal services. Case number: C7a-2022-0008. The area is in Austin limited purpose jurisdiction as well as extraterritorial jurisdiction adjacent to Council District 10.

Strategic Outcome(s): Government that Works for All.

72. Conduct a public hearing to consider an ordinance relating to the full-purpose annexation of approximately 658 acres of City-owned property located in Travis County south of Slaughter Lane, west of Escarpment Boulevard, and north of La Crosse Avenue and approving a written plan for the provision of municipal services. Case number: C7a-2022-0009. The area is in Austin extraterritorial jurisdiction adjacent to Council District 8.

Strategic Outcome(s): Government that Works for All.

Note: The above item(s) will be considered under its respective category, but follow the last number on the Austin, Texas, City Council Agenda for Thursday, October 27, 2022

The City of Austin is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request.

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