

3.20.23

## Austin Urban Renewal Board–11<sup>th</sup> Street Redevelopment of Blocks 16 & 18

### **Draft Scoring Criteria**

<b>Criteria</b>	<b>Description</b>	<b>Maximum Points</b>
<i>Capacity Criteria</i>		<i>Total of XX points</i>
Financial Capacity	Development team has the financial capacity to accomplish the project goals—Development team financial stability as well as feasible proposed capital stack to facilitate the development within estimated timeframes, including timing associated with assembling necessary financing.	XX
Track Record for Project Delivery and Quality	Proposed team has demonstrated approach to delivering the outcomes and programs that were identified in initial development proposals: <ul style="list-style-type: none"><li>• Proposed team demonstrates ability to manage complex projects efficiently.</li><li>• Proposed teams demonstrate ability to deliver quality project</li><li>• Proposed team demonstrates that they fulfill construction mitigation measures as aligning with City Policy and best practices in urban environments.</li></ul>	XX
Experience and Management Team	Proposed team of developers, and potential proposed uses, align with equitable development goals while developers have demonstrated a collaborative and partnering approach to developing properties with communities, for communities.	XX
<i>Policy Alignment Criteria</i>		<i>Total of XX points/XX Bonus Points</i>
Development Program, Design and Character	The project design aligns with goals of urban design and character, supporting the neighborhood eclectic, artistic, and walkable neighborhood. The project includes mixed use/mixed income strategies for a development that integrates with the surrounding adjacent buildings. Total points awarded to projects that include both Required, and at two High Priority program uses.	XX
Equitable Development Goal Alignment	Alignment with stated development goals to provide a distinct and vibrant addition to the historic cultural district, aligns with the project goals to provide job, living, and cultural development opportunities to a diverse community of Austinites, especially those who have been displaced, marginalized or underinvested in.	XX
Innovations to accommodate	Include unique mixed-income models to accommodate opportunities to allow residents to enjoy affordable rents	XX

affordability for both housing, cultural and working spaces	while also providing them opportunities to build equity and/or advance towards area homeownership options. Demonstrate opportunities to provide affordable spaces for working and cultural/art projection spaces.	
Community Impact	Respondents that will support the local communities through direct partnering relationships with immediate stakeholders, providing community services, activation of the site leading up to construction, and develop partnering strategies with neighborhood and community institutions for the development and post-development phases.	xx
Bonus	Additional points available for proposals that include additional High Priority or Priority program uses further providing affordable options for these blocks to stimulate places to work, and communities to thrive.	XX