

**Austin Neighborhoods Council
General Meeting
September 28, 2005**

Agenda:

1. Call to order and review of agenda (7:00 p.m.)
2. Roll Call of member associations (7:01 p.m.)
3. Program (7:10 p.m.)

Part 1

“An Overview of the City’s Code Enforcement Program”

Presented by

*Leon Barba, Asst. Dir. WPDR & City Building Official
Keith Leach, Div. Mgr. SWS Code Enforcement*

Part 2

*Austin Energy’s Conservation Vision
Roger Duncan*

4. Business and discussion items
 - a. Update on City Bond Package – Jim Walker
 - b. Development:
 - i. Spring Condominiums – Laura Morrison/Jeff Jack
 - ii. Pfluger Bridge Extension – Jeff Jack
 - iii. Gables – Jeff Jack
5. Adjourn (9:00 p.m.)

**ANC General Meeting
September 28, 2005**

MINUTES:

1. Call to Order – 7:00 p.m.
2. Roll Call 7:02 – 7:06 p.m. 15 member associations in attendance

3. **Program:** *(Notes & sound bites taken as best as possible with limited audio)*

Part 1

Keith Leach, Division Manager, Solid Waste Services Code Enforcement, 974-1979

SWS Call Center: 494-9400, #5

In December, call 3-1-1

Presentation was made by Kit Campbell, District Manager for East Austin.

First item discussed was geographic reorganization. Previously, SWS code enforcement was dealt with issues based on three categories:

1. Property Abatement, including abandoned & junk vehicles
2. Dangerous Buildings & Housing
3. Zoning Enforcement

Now all three will be dealt with on a geographic basis with District Managers coordinating the efforts of inspectors and code enforcement:

North – Steve Ramirez
South – Matt Christianson
East – Kit Campbell
West – Vacant

First order of business will be to hire a West Austin District Manager, along with legal counsel, and property abatement coordinator. Six new inspectors have already been hired city-wide with four more expected in October of 2005 and seven more in 2007.

In addition to three issues listed above, SWS also deals with mobile vending, transient camps, home businesses, illegal dumping, pool fencing, maintaining right of way, tree violations (assisting parks & recreation tree division), and working with Austin Police Department on abandoned & junk vehicles.

Leon Barba – Building Inspection, COA Watershed Protection and Development and Review

He is 10 months on the job with WPDR. Their division has 47 employees, including 1 dispatcher, 1 coordinator, 5 supervisors and 40 inspectors. Inspectors are divided into 16 residential inspectors and 24 commercial inspectors. One inspector from each group focuses on work being done without permits to enforce permit requirement and penalties for working without a permit. *(minor fees do not serve as much of a deterrent)*

Some statistics:

94% of inspections are to be completed within 24 hours of permit being filed.

20% increase in requests for inspections, met with the addition of 2 new inspectors

45% failure rate with initial inspections, not ready. \$65 fee for re-inspection.

Question from audience: Is anything being done to put more teeth into enforcement on commercial sites?

Citations will be going live in a bout a month. Project at 1600 S. Congress has a temporary injunction filed against them; first time action taken by city – test case.

Situation in West University – retail location with set-back violation was only fined \$200 civil penalty. No criminal cases filed against developers, yet.

Fees are set by City Council. A new budget cycle begins January 1, 2006.

Permit fees are also based on valuations of remodeling or construction projects, which are typically undervalued.

Neighborhoods need to make it important to City Council to have neighborhood influence with Board of Adjustment and Zoning and Planning Commission.

Program – Part 2

Roger Duncan – Austin Energy’s Conservation Vision

Quick facts:

- Austin Energy spends more on conservation and energy efficiency, than.....???
- \$22 million spent annually on energy conservation measure rebates.
- 10th largest public utility in the country.
- Goal by 2020 – 15% of energy will be supplied by conservation measure, with an additional 20% being supplied by renewable resources like solar, wind, and biomass.

Conservation is defined as measures which reduce energy demand, such as installing more energy efficient appliances and HVAC systems; installing solar screens and improving insulation of homes and businesses; and the like.

New focus on Plug-In Hybrid Municipal Plan, technology to mitigate Global Warming
Global warming is affected by generation of green house gases, resulting for burning of fossil fuels. Use of petroleum resources needs to be reduced. Options are to:

1. Improve energy efficiency
2. Increase use of alternative fuels – biodiesel
3. Hydrogen fuel cells (25 – 50 years before any significant impact)
4. Utilize Electricity for powering vehicles (\$.70/gal gasoline equivalent for plug-in hybrid electric vehicle (PHEV)

Hybrid Autos – gasoline and battery powered motors with battery being charged with gas engine and with braking action. Minimal gas usage, but battery will only run 4 – 5 miles before needing a charge.

Plug-In Hybrid Electric Vehicle average 100 – 150 miles/gallon, even further with alternative fuels. These vehicles will not be limited to small autos, but will included sedans, vans, and trucks.

Plug-In Austin Campaign

Goals – Action Plan

1. \$1 million in rebates for first 1,000 vehicles
2. Discussing fleet orders with city, schools, and county
3. Petition drive to tell manufacturers we want these autos
4. Endorsement of campaign by corporate partners, neighborhoods, individuals.
5. Run campaign in Austin for a couple of months then in January 2006 rolls out nationwide campaign – Plug-In Partners

Austin Energy is asking for speaking opportunities and Neighborhood Association meeting, asking neighborhoods to take petitions to local neighbors.

Austin Energy contact: Mary Ann Neely – maryanneely@austin.rr.com; 442-3414

www.pluginaustin.org

Daimler-Chrysler will be the first to manufacture PHEV vans.

4. Business and Discussion Items

- a. Update on City Bond Package – Jim Walker
Election to be held in May of 2006. There are three more public hearings
10/11 – Asian American Cultural Center
10/13 – Dove Springs Rec Center
10/16 – Wildflower Center

Now is the time to promote your project. Currently the needs are like a Christmas tree filled with ornaments and the ornaments will have to be pared down. City looks at plan from 30,000 feet; relies on neighborhoods to look at local issues.

In addition to Bond Election – four city council seats will be up for election.

Bond Election Review Committee will work towards recommending to city council how to slice and dice bond package with major package along with individual line items.

jhwalker@austincc.edu.

- b. Developments
 - i. Spring Condominiums – Jeff Jack and Laura Morrison
Proposed for the corner of 3rd and Bowie St. with zoning variance requested to allow for extra height, to be second tallest project downtown. This project would create a huge imbalance to downtown development, setting a 400' precedent in a 120' overlay zone. If ANC doesn't stop it, every neighborhood will experience intrusive development based on economic contributions. Currently zoned DMU, which is designed to be a buffer between CURE – Central Urban Redevelopment zoning and neighborhood zoning.

Laura read a proposed resolution drafted by the Old West Austin Neighborhood Association opposing the Springs Condominium development. Tim Mahoney made a motion to accept the resolution. There was a second to the motion by Lorraine Atherton. Discussion ensued and a friendly amendment was proposed to remove reference to OWANA in the resolution. Tim Mahoney accepted the amendment and Lorraine seconded the revised resolution, which was passed with a vote of 16 in favor and 2 abstaining.

- ii. Pfluger Bridge Extension and the Gables Project – Jeff Jack
The Pfluger Bridge Extension controversy relates to a proposed northeast extension across Sandra Muraida St. into the proposed Gables project, or the northwest extension, which would connect to Lamar Blvd. The Gables project also would violate the height limitations of the Town Lake Corridor Waterfront Overlay Zone. Lorraine Atherton proposed a resolution regarding the Sand Beach reserve and Pfluger Bridge Extension. Tim Mahoney made a motion to support the resolution. Dale Henry made a second to the motion; it passed with no opposition and three abstentions.

* Resolutions are attached.

5. **Adjourned 9:13 p.m.**

**Austin Neighborhoods Council
RESOLUTIONS
September 28, 2005**

Resolution No. 1 – Re: Spring Condominium Project

ANC Vice President Laura Morrison proposed a resolution opposing the Spring Condominium Project, proposed for the intersection of 3rd and Bowie Streets. The resolution reads:

The Austin Neighborhoods Council opposes the zoning change at Bowie and 3rd St. requested for the Spring Condominium project. It is neither the right place nor the right time for such a zoning change. The requested zoning would be an incursion of excessive height and density into the area that must remain as a transition from the central business district to the neighborhoods surrounding the central business district to the west, east, north and south. The use of "CURE" zoning is also inappropriate at this location. In addition, this zoning application would be a matter of "spot" zoning that violates the current comprehensive plan for central Austin, and any revisions to that plan should be made within the framework of the upcoming Downtown Neighborhood Plan process.

There was a **motion by Tim Mahoney**, ANC Communications Coordinator supporting adoption of the resolution. **There was a second by Lorraine Atherton of Zilker Neighborhood Association**. During the ensuing discussion a friendly amendment by Bob Swaffar of Judges Hill Neighborhood Association was adopted. **The motion was approved with a vote of 16 in favor and 2 abstentions** from attending ANC officers and ANC members in good standing with representatives in attendance as reflected by the Roll Call/Roster.

Resolution No. 2 – Re: Sand Beach Reserve and Pfluger Bridge Extension

ANC Representative Lorraine Atherton of the Zilker Neighborhood Association and member of the Pfluger Bridge Community Advisory Group, proposed the following resolution:

Having reviewed the numerous alternatives to the original Northwest Extension of the Pfluger Bridge that have been proposed over the last five years, the Austin Neighborhoods Council now recommends that:

- 1. The City of Austin should build the Northwest Flyover as originally scheduled; and the extension of the Pfluger Bridge should not be dependent on any other development project.*
- 2. No projects in this area should be granted additional height above that presently permitted, and none should violate the protections of the Town Lake Corridor.*
- 3. Sandra Muraida Way should not be rerouted before the future of the Seaholm Project and Cesar Chavez is determined.*
- 4. No part of San Beach Reserve should be committed to private road or drainage projects.*

There was a **motion by Tim Mahoney**, ANC Communications Coordinator to support the proposed resolution. There was a **second by ANC Representative Dale Henry** of the Brentwood Neighborhood Association. **The motion was approved with a vote of 14 in favor and 3 abstentions** from attending ANC officers and ANC members in good standing with representatives in attendance as reflected by the Roll Call/Roster.