

Original Austin Neighborhood Association (OANA)
Minutes of the Board of Directors Meeting on 12-14-2010

Board Members present-Christie Nalle, Perry Lorenz, Mark Holzbach, Ted Siff, John Horton, Rick Hardin, Albert Stowell and Blake Tollett. The meeting, as posted, was held in the recreation room of The Spring condominiums. A very big thanks to the condominium's homeowners' association for allowing us to hold our meeting and for allowing us to host the subsequent social with the folks from the Downtown Austin Neighborhood Association (DANA).

Visitors to the directors' meeting were Mike McGinnis, Charles Peveto, Jim Furrow, Joe Bryson, Ann Ames, Jocelyn Dabeau and Priscilla Lozano.

Ted called the Board meeting to order at 4:10 PM.

Upon Mark's motion the minutes from our November meeting were unanimously approved (subject to a minor grammatical correction). Perry abstained from the vote as he was absent from the last meeting.

We then had an update from Ted and Perry regarding the Emerald City Press lawsuit. My understanding is that both sides have asked for and begun receiving the required evidence through discovery, that depositions from witnesses have started, and the matter may soon be before the Judge for his determination as to whether all or part of the lawsuit goes forward. We should know something on this matter early in the new year.

We then moved to the **Consent Agenda** that, after brief discussion, was unanimously adopted:

Camaraderie Committee, Christie Nalle, Chair

No formal report, although to be fair to Christie, she did arrange this regular board meeting and following social hour at The Spring condominiums and for that we thank her.

Government Relations Committee, John Horton, Chair

No formal report.

Membership & Marketing Committee, Mark Holzbach, Chair

The Nov 9th OANA Happy Hour at the Regency Apartments was a success thanks mostly to Christie Nalle's efforts and her getting Ray Canfield's support with delicious food catered by his Shoal Creek Saloon. We drew some new people that we hadn't seen at these events before. I hope our December 14th event at the Spring Condominiums will draw an even larger number of first-time attendees who we can entice to become new OANA members for the 2011-2012 year. Friends at the 360 Condominiums, at The Spring, and at the Nokonah have been helping us get the word out. I would like to get OANA board permission to have a January annual membership meeting notice postcard printing and mass mailing done to send out to all the land-owners and

residents in OANA boundaries. I think the cost for the similar postcard & mailing was about \$500 last year; perhaps Al Stowell can remind us of the exact amount from last year.

Parks & Open Space Committee, Mark Holzbach, Chair

Tonight (12/13/10) there will be a meeting of the downtown parks committee. I plan to attend, and will report back. Ted Siff will be orchestrating a presentation about the Shoal Creek Greenway, and recruiting volunteers for a Shoal Creek Committee (SCC) after our 12/14/10 meeting. I heard that the "Trees for Pease" fundraiser this year (for Pease Park) was a success. I also heard that Richard Craig would be leading an effort to improve other Pease Park amenities, such as the tudor restrooms, and exploring the possibility of a Pease Park food concession.

Financial Report, Albert Stowell, Treasurer

There was one transaction in the amount of \$500 that was to reserve the recreation room at the Spring Condo for the December OANA happy hour (NOTE: all but \$75 of this amount will be refunded if we don't leave a mess). This leaves a bank balance \$880.53. OANA membership remains unchanged at 114 members.

Planning & Zoning Committee, Albert Stowell, Chair

Bike Boulevard: November 17, 2010. Meet with Chad Crager the City project manager at Pease. He brought several of the other City agency reps and explained where the new drop off zones were to be constructed. Mr. Crager said that the construction would start the days after winter break starts in mid December and be complete prior to the start of school the first week of January. We also discussed and I confirmed OANA's commitment to work for and find partners to maintain the vegetation that will be planted as part of the round a bouts. The City has now moved the streetlight and started the move of the utilities so that the construction can start Dec 16 or 17.

Allan House: We are still in negotiations with the City in regard to the Outdoor Venue Permit and have not heard an update on the issue of zoning compliance. The City staff recommended that the Allan house install a six-foot fabric sound screen around the fence of the property. That has been installed and has not made a difference. The Staff is recommending that since there are no residences in the area that the permit be continued.

Nueces Water and Waste Water Rehabilitation: Courthouse and Nueces. This project is to replace and update capacity for the water and waste water line that run under Nueces Street. The City has started boring holes to check the soil tests and pre construction bid process. The entire project is scheduled to be completed by mid 2012.

1410 Rio Grande: Request Zoning Change GO to GO-H. Humanities Texas

Outdoor Music Venue Permits:

The ever increasing conflict between the escalating number of outdoor music venues, problems with the current City Code, the lack of enforcement of the current City Code and the residential use of downtown.

The following bar owners are willing to work with the community to find a solution to the Outdoor music problems. Recommendations will follow once we can agree on changes. However after talking with several in our community I recommend that changes be made to the ordinance that would require a full public hearing and vetting process prior to a permit being issued. That the Db readings be changed to include the C wave or bass at the source and not at the property line. The Db levels should also be lowered to a more reasonable level.

Michael E. Klein – President, TBNA

Bob Woody – Owner, The Ranch

Brad Womack, Chad Womack, Wes Womack and Jason Carrier – Owners, The Dogwood/Molotov Lounge

Ben Cantu – Owner, Annie’s West/Kung Fu Saloon

Sean Fric – Owner, J Blacks

Jeff VanDelden – Owner, Union Park

Matt Luckie – Owner, Star Bar

Ted Karam - Key Bar

Ron Hurley - The Belmont

Other Bar information news: News 8 interview on Monarch Suit

http://www.news8austin.com/content/top_stories/275618/downtown-fight-betweenneighbors-heats-up

New Outdoor Music Permit in process: Little Woodrow @ 6th and Nueces

William Mange has applied for a change from GO to DMU zoning for his property at 600 West 13th. Case manager is Clark Patterson at <clark.patterson@ci.austin.tx.us> or 974-7691.

DAP Downtown Austin Development Master Plan:

Here is where the 198 page DAP Final Report Draft can be found.

ftp://ftp.ci.austin.tx.us/DowntownAustinPlan/dap_final_report_11-15-10.pdf

Friends of Pease School: Because of the concerns that AISD could possibly close Pease School several community members have come together to form a not for profit that will exist to support Pease School. More information will follow.

Historic Preservation Committee, Albert Stowell, Chair

The City Historic Commission is getting close to making recommendations to change the process that create historic designations and if and how tax credits will be provide to owners of

designated properties. AISD, ACC and the County is also working on whether there is a public benefit to discount or credit property owners that have or want tax credits in exchange for protecting historic properties. There is a contentious debate going on between the parties involved but not much communication between the opposing forces.

With the Consent Agenda out of the way we moved on to **Action Items**:

- 1) Appeal of the **Allan House** (1104 San Antonio Street) Outdoor Music Venue (OMV) permit-Albert has met with the owner of the Allan House several times in the lead up to the hearing but with mixed results. There was a "Memo of Understanding" floated, but it really didn't cover any new ground from the neighborhood's perspective. He is trying to contact David Murray, the City Staff person regarding sound/music trespass, with regard to the City's finding that there are no resident's close by the venue. Albert gave us a further brief synopsis of the situation, and the Board voted unanimously to restate our position that the amplified music needs to be indoors.
- 2) The proposed **Bremond** project-Board member Hardin and Mike McGinnis have on the drawing board a residential project for the vacant tract of land located between 8th and 9th Street and Nueces and San Antonio. There will be no zoning change asked for and variances from the Land Development Code (LDC) are not anticipated. The lot in question is currently a surface parking lot just to the south of the east/west alley that bisects the block, and this commercial use will change to residential. As preliminarily envisioned the project's public entrance will be on Nueces Street and there will be a resident's entrance on San Antonio Street. Parking will be accessed off the alley. The number of units will range from 70 to 90 and it was not yet determined whether they would be rentals or individually owned. A general discussion of the project ensued touching on amongst other things the project's impact on Wooldridge Square Park and whether there might be multi-bedroom units which could possibly be suitable for families with at home dependents. John, a close by neighbor, heartily endorsed the project. Perry brought a motion of support for the proposed project with a second by Mark with the caveat that "green screening" be used to mask the garage and the planting of trees on the Nueces Street scape. The motion passed unanimously with Rick recusing himself. The residential character of the project was a major plus for us, and if it is done according to the drawings we were shown, it will be a good example of the blending of modern and historical architecture in the neighborhood.
- 3) We then discussed the upcoming (January 25th 2011) **election** of board members at the annual **General Membership Meeting**. The general membership will be electing 5 directors to serve for two years (in January of 2012 we will elect the other four positions). Rick, Perry and John all agreed to stand for reelection. We knew of one board vacancy, and unfortunately, to our collective dismay, we now have a second in that Christie has informed us that she will not be able to continue.
- 4) Ted gave us a briefing on the initiation of a **Shoal Creek Committee (SCC)** that will focus on securing and using previously allocated and/or currently available funding for already envisioned improvement projects along the creek.
- 5) By unanimous consent, the board gave a discretionary mandate to Mark, with assistance from Albert, to spend up to \$500 in doing a **marketing effort** to get new members and/or generate renewals from current members. Last year we sent out a postcard to all of the

- property owners in the neighborhood and something similar may be used again. We are hoping for a large turnout at the General Membership Meeting.
- 6) Rick asks that we explore a **nonvoting membership** of OANA and that will be on next month's agenda.
 - 7) Albert talked some more about **Pease Elementary**. It is rather ironic that the school is rated 5 star under one criteria and exemplary under another grading system, has a waiting list of students wanting to attend, and has been listed as a potential candidate for the closure list by the Austin Independent School District. The OANA board unanimously supports the continuation of the Pease Elementary and upon motion so voted.
 - 8) Albert tells us the property owner at **600 W. 13th** is seeking a zoning change from GO (General Office zoning district) to DMU (Downtown Mixed Use zoning district) (**C14-2010-0197**). The notice received was that the application has been filed and the matter will need to go before a land commission for public hearing. There was concern expressed that as far as is known, there are no immediate plans for the property.

As the meeting was beginning to run late and our guests had started to arrive and had a hungry and thirsty look about them, we adjourned at 5:23 PM.

Blake Tollett, Secretary
OANA