



Thursday, March 12, 2026

The City Council will convene at 10:00 AM on Thursday, March 12, 2026 at Austin City Hall 301 W. Second Street, Austin, TX and some members may be participating via videoconference



Mayor Kirk Watson
Mayor Pro Tem José "Chito" Vela, District 4
Council Member Natasha Harper-Madison, District 1
Council Member Vanessa Fuentes, District 2
Council Member José Velásquez, District 3
Council Member Ryan Alter, District 5
Council Member Krista Laine, District 6
Council Member Mike Siegel, District 7
Council Member Paige Ellis, District 8
Council Member Zohaib "Zo" Qadri, District 9
Council Member Marc Duchon, District 10

Public comment will be allowed in-person or remotely by telephone. Speakers may only register to speak on an item once either in-person or remotely. For full instructions on participation in person or by telephone, please visit the Council Meeting Information Center:
http://austintexas.gov/departments/city-council/council/council_meeting_info_center.htm

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.

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.

9:00 AM – Proclamations

National Procurement Month – To be presented by Mayor Pro Tem José “Chito” Vela

Protect Austin Kids Day – To be presented by Council Member José Velásquez

Latinas Run ATX – To be presented by Council Member José Velásquez

Long COVID Awareness Day - To be presented by Council Member Marc Duchen

DSA/Proclamation – Deborah Duncan – To be presented by Council Member Natasha Harper-Madison and Assistant City Manager Stephanie Hayden-Howard

10:00 AM – City Council Convenes

Consent Agenda

Animal Services

1. This item has been removed. Line intentionally left blank.

City Clerk

2. Approve an ordinance amending City Code Chapter 4-8 (Regulation of Lobbyists) to revise the definition of “City Official”, require that information related to direct communications with City officials be reported in activity reports; modify the requirement to disclose certain communications with a City official, remove the requirement of city departments or offices to provide a reporting method, remove the exception for written disclosures to the City department or office, and revise the information for City auditor review. Funding: Available in the Fiscal Year 2025-2026 Operating Budget of Management Services.

Economic Development

3. Authorize negotiation and execution of a Place-Based Enhancement Cultural Preservation economic

development agreement with The Vortex for a total amount not to exceed \$107,803 over a five-year term to support retention of this local legacy creative sector business. Funding: \$20,715 is available in the Fiscal Year 2025-2026 Operating Budget of the Austin Economic Department's Economic Incentive Reserve Fund. Funding for the remaining years of the agreement is contingent upon available funding in future budgets.

District(s): District 1

Financial Services

4. Authorize negotiation and execution of an amendment to the existing Master Development Agreement and all necessary and related agreements with Greystar Development Central, LLC or its affiliates and the Housing Authority of the City of Austin or its affiliates governing the sales, development, construction, ground lease, and lease of a mixed-use development on the City-owned parcels located at 800 E. St. John Avenue (formerly 7309 and 7211 N IH-35) to update the Concept Plan, provide deeper affordability, and other terms as further outlined in a term sheet. Funding: This item has no fiscal impact.

District(s): District 4

5. Approve an ordinance authorizing the issuance and sale of tax-exempt City of Austin, Texas, Water and Wastewater System Revenue Refunding and Improvement Bonds, Series 2026, in a par amount not to exceed \$575,000,000 to refinance up to \$450,000,000 of short-term commercial paper into long term bonds, refinance up to \$75,000,000 of outstanding Austin Water revenue bonds, and fund up to \$50,000,000 of additional capital improvements related to the Walnut Creek Wastewater Treatment Plant, in accordance with the parameters set out in the ordinance, authorizing related documents, approving the payments of the costs of issuance, and providing that the issuance and sale be accomplished by September 12, 2026. Funding: Fiscal Year 2025-2026 debt service requirements and estimated annual administration fees for the paying agent/registrar for the proposed bond sale are included in the Fiscal Year 2025-2026 Approved Budget of the Combined Utility Bond Redemption Fund.

Financial Services- Contracts

6. Authorize two contracts for temporary staffing services for all City departments with 22nd Century Technologies, Inc. and Be Staffing Solutions LLC d/b/a Be Staffing Solutions, each for an initial term of three years with up to two one-year extension options in amounts not to exceed \$5,598,101, divided between the contractors. Funding: \$544,500 is available in the Operating Budgets of various City departments. Funding for the remaining contract term is contingent upon available funding in future budgets.
7. Authorize a contract for an insurance broker of record and administrative services for Austin-Bergstrom International Airport's rolling owner-controlled insurance program for Austin Aviation with Marsh & McLennan Companies Inc. / Marsh USA LLC / McGriff, A Marsh & McLennan Agency LLC Company, for a term of six years in an amount not to exceed \$49,579,000. Funding: \$4,131,583 is available in the Capital Budget of Austin Aviation. Funding for the remaining contract term is contingent upon available funding in future budgets.

8. Authorize a contract for construction safety management services for Austin-Bergstrom International Airport's rolling owner-controlled insurance program for Austin Aviation with SMG Group Parent, LLC d/b/a Safety Management Group, LLC, for a term of six years in an amount not to exceed \$800,000. Funding: \$66,667 is available in the Capital Budget of Austin Aviation. Funding for the remaining contract term is contingent upon available funding in future budgets.
9. Authorize a contract for channelizer posts and barricades for Austin Transportation and Public Works with Houston Barricade and Supply LLC, for an initial term of two years with up to three 1-year extension options in an amount not to exceed \$3,500,000. Funding: \$340,278 is available Operating Budget of Austin Transportation and Public Works. Funding for the remaining contract term is contingent upon available funding in future budgets.
10. Authorize a contract for one-inch river rock for the waterline bedding material for Austin Water with Community Trucking LLC, for an initial term of two years with up to three 1-year extension options in an amount not to exceed \$1,500,000. Funding: \$175,000 is available in the Operating Budget of Austin Water. Funding for the remaining contract term is contingent upon available funding in future budgets.
11. Authorize a contract for VOX books for youth collection for Austin Public Library with Library Ideas, LLC dba Library Ideas, for an initial term of one year with up to four 1-year extension options in an amount not to exceed \$450,000. Funding: \$46,667 is available in the Operating Budget of Austin Public Library. Funding for the remaining contract term is contingent upon available funding in future budgets.
12. Ratify a contract for original equipment manufacturer and aftermarket parts, repair services, and preventative maintenance for various brands of unmarked vehicles for Austin Police with Nasir Halimi dba Austin NAS Auto or NAS Auto Collision and Yost Automotive LLC dba Anna Valdivia Yost dba Happy Hybrid Automotive in an amount of \$130,000 and authorize continuation of this contract for a term of three years in an amount not to exceed \$943,923. Funding: Funding for the ratified amount and the continuation of the contract amount of \$282,779 is available in the Operating Budget of Austin Police. Funding for the remaining contract term is contingent upon available funding in future budgets.
13. Authorize a contract for DocuSign enterprise pro licenses and support for all City departments with Carahsoft Technology Corp., for an initial term of one year with up to four 1-year extension options in an amount not to exceed \$600,000. Funding: \$120,000 is available in the Operating Budgets of various City departments. Funding for the extension options is contingent upon available funding in future budgets.
14. Authorize a contract for strategic consulting services for Austin Energy with Rifeline, LLC, for a term of three years in an amount not to exceed \$450,000. Funding: \$150,000 is available in the Operating Budget of Austin Energy. Funding for the remaining contract term is contingent upon available funding in future budgets.

15. Authorize a contract for a job order assignment for the Combined Transportation, Emergency, and Communications Center Entrance and Exit Driveway Leveling project for Austin Technology Services with Brown & Root Industrial Services, LLC, for a total amount not to exceed \$600,000. Funding: \$600,000 is available in the Capital Budget of Austin Technology Services.
- District(s): District 1
16. Authorize an amendment to the construction contract for the Walnut Creek Wastewater Treatment Plant Expansion to 100 Million Gallons per Day Project with MWH Constructors Inc., to increase the contingency by \$600,000,000, for a revised total contract amount not to exceed \$1,500,000,000. Funding: \$600,000,000 is available in the Capital Budget of Austin Water.
17. Authorize an amendment to a contract for continued Autodesk solutions suite for Austin Energy with DLT Solutions, LLC, to increase the amount by \$500,000 and to extend the term by one year for a revised total contract amount not to exceed \$2,200,000. Funding: \$500,000 is available in the Operating Budget of Austin Energy.

Financial Services - Real Estate

18. Authorize negotiation and execution of an amendment to the lease agreement with North Star Consultants, Inc. for 5,792 square feet of office space in the City's Two Barton Skyway Building located at 1601 South MoPac Expressway, Suite 475, Austin, Texas 78746, that will establish an earlier lease expiration date of October 31, 2026, and waive rent and other charges under the lease in an amount not to exceed \$184,778, and authorize staff to administratively extend the lease on a month-to-month basis for up to six months at a rental rate of no less than \$17,110.53 per month. Funding: This item is projected to reduce revenue by \$161,388 in the Fiscal Year 2025-2026 and \$23,390 in the Fiscal Year 2026-2027 Operating Budget of Austin Facilities Management.
- District(s): District 8
19. Authorize negotiation and execution of an amendment to the lease agreement with WSP USA, Inc., a New York for-profit corporation (WSP), for 13,795 square feet of office space in the City's Two Barton Skyway Building located at 1601 South MoPac Expressway, Suites 300D and 325D, Austin, Texas 78746, to extend the term of the lease for an additional five months, from May 1, 2026, through September 30, 2026. Funding: This item is projected to result in additional revenue of \$158,538 in the Fiscal Year 2025-2026 Operating Budget of Austin Facilities Management.
- District(s): District 8

Human Resources

20. Approve a resolution to extend the Contingent Hiring Pilot Program and maintain temporary waivers of the Municipal Civil Service Rules for any positions eligible to be hired through that program, and extend the authorization through December 2026. Funding: This item has no fiscal impact.

Police

21. Approve a resolution approving the police chief's appointment of members to the police reserve

force, which the police chief may call into service when necessary to supplement the regular police force, as required by City Code Chapter 2-17 (Police Reserve Force) and in compliance with Texas Local Government Code Section 341.012 (Police Reserve Force). Funding: This item has no fiscal impact.

Public Health

22. Authorize negotiation and execution of an amendment to the agreement with Meals on Wheels & More, Inc. d/b/a Meals on Wheels Central Texas to administer the Home Delivered Meals Program to provide home-delivered meals for seniors, to add one-time funding in an amount not to exceed \$100,000 to the 12-month period ending September 30, 2026, and each remaining extension option, for a revised total agreement amount not to exceed \$824,570. Funding: \$100,000 is available in the Fiscal Year 2025-2026 Austin Public Health Department Operating Budget. Funding for the remaining years of the agreement is contingent upon available funding in future budgets.

Resource Recovery

23. Authorize negotiation and execution of an agreement with The Recycling Partnership to accept in-kind services for a capture rate study and education and outreach campaign focused on residential recycling. Funding: The agreement does not have a fiscal impact. The Recycling Partnership will fund the study and outreach campaign under this agreement.

Water

24. Authorize negotiation and execution of the extension of a contract with Shady Hollow Municipal Utility District (District) for the City to provide wholesale water and wastewater services to the District. Funding: This item has no fiscal impact.
25. Approve a resolution authorizing the City Manager to increase the amount of a low-interest loan from an amount not to exceed \$446,842,000 to an amount not to exceed \$1,000,000,000 from the United States Environmental Protection Agency's Water Infrastructure Finance and Innovation Act loan program for the Walnut Creek Wastewater Treatment Plant expansion and enhancements projects. Funding: Contingent upon available funding in future Austin Water operating budgets.

Item(s) from Council

26. 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; amendments to board and commission bylaws; and approve an ordinance waiving the residency requirement of City Code Subsections 2-1-102 (C) (Animal Advisory Commission) to allow appointment of Julie "Jules" Maron to the Animal Advisory Commission.
27. Approve a resolution initiating rezoning of approximately 445 acres of City-owned property, known as the Jimmy Clay Golf Course and Roy Kizer Golf Course, located at 5400 Jimmy Clay Drive,

Austin, Texas.

Sponsors: Council Member Vanessa Fuentes, Council Member Ryan Alter, Council Member Paige Ellis, and Council Member Krista Laine

28. Approve a resolution directing the City Manager to review the City's Summer Internship Program and Travis County's Summer Youth Employment Program and provide recommendations to improve program coordination, employer participation, and expand access to employment opportunities as well as explore ways to incorporate opportunities in Chapter 380 economic development agreements.

Sponsors: Council Member Vanessa Fuentes, Mayor Kirk Watson, Council Member Natasha Harper-Madison, Council Member José Velásquez, and Council Member Marc Duchon

Non-Consent

10:30 AM - Austin Housing Finance Corporation Meeting

29. The Mayor will recess the City Council meeting to conduct a Board of Directors' meeting of the Austin Housing Finance Corporation. Following the adjournment of the AHFC Board meeting, the City Council will reconvene. This item has no fiscal impact.

Public Hearings and Possible Actions

30. Conduct a public hearing and consider an ordinance adjusting the City's boundary limits by disannexing approximately 0.247 acres of land located at 6704 Pixie Cove, Austin, Travis County, Texas under Texas Senate Bill 1844 (89th Regular Session). Case number: C7d-2026-0005. The property is located in Austin's full purpose jurisdiction in Council District 10. Funding: This item has no fiscal impact.
31. Conduct a public hearing and consider an ordinance adjusting the City's boundary limits by disannexing approximately 0.146 acres of land located at 3107, 3109, 3111, and 3113 Brass Buttons Trail, Austin, Travis County, Texas under Texas Senate Bill 1844 (89th Regular Session). Case number: C7d-2026-0006. Portions of all four properties are located in Austin's full purpose jurisdiction, and the remaining portions are located in Austin's limited purpose jurisdiction in Council District 10. Funding: This item has no fiscal impact.

12:00 PM - Public Communication: General

CAROLANNEROSE KENNEDY - FEDERAL SHENANIGANS.

Derek Byzinski - Parks and Recreation / Golf

Sophia DeLoretto-Chudy - Predatory Booting Practices in Private Parking Lots

Live Music

FloMob and Big Cid

2:00 PM - Zoning and Neighborhood Plan Amendments (Public Hearings and Possible Action)

32. C14-2025-0124 - Parmer Lane Center - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1623 and 1701 1/2 West Parmer Lane (Walnut Creek Watershed). Applicant Request: To rezone from neighborhood commercial (LR) district zoning to community commercial-mixed use (GR-MU) combining district zoning. Staff Recommendation and Zoning and Platting Commission Recommendation: To grant community commercial-mixed use-conditional overlay (GR-MU-CO) combining district zoning. Owner/Applicant: Son Thai. City Staff: Sherri Sirwaitis, 512-974-3057.

District(s): District 7

33. C14-2025-0106 - 108 W. Gibson - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 108 West Gibson Street and 107 West James Street (Bouldin Creek Watershed). Applicant Request: To rezone from general commercial services-mixed use-vertical mixed use building-conditional overlay-equitable transit oriented development-density bonus ETOD-neighborhood plan (CS-MU-V-CO-ETOD-DBETOD-NP) combining district zoning to general commercial services-mixed use-vertical mixed use building-conditional overlay-equitable transit oriented development-density bonus ETOD-neighborhood plan (CS-MU-V-CO-ETOD-DBETOD-NP) combining district zoning, to change conditions of zoning. Staff Recommendation and Planning Commission Recommendation: To grant general commercial services-mixed use-vertical mixed use building-conditional overlay-equitable transit oriented development-density bonus ETOD-neighborhood plan (CS-MU-V-CO-ETOD-DBETOD-NP) combining district zoning, to change conditions of zoning. Owner/Applicant: 3423 Gibson LLC. Agent: Drenner Group, PC (Leah Bojo). City Staff: Cynthia Hadri, Austin Planning, 512-974-7620.

District(s): District 9

34. C14-2025-0108 - Lightsey Homes - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1700 and 1704 Lightsey Road (West Bouldin Creek Watershed). Applicant Request: To rezone from family residence (SF-3) district zoning to townhouse and condominium residence (SF-6) district zoning. Staff Recommendation and Planning Commission Recommendation: To grant townhouse and condominium residence (SF-6) district zoning. Owner/Applicant: Dustin Schneider. Agent: Thrower Design, LLC (Ron Thrower & Victoria Haase). City Staff: Cynthia Hadri, Austin Planning, 512-974-7620.

District(s): District 5

35. NPA-2025-0012.01 - 2108 and 2110 E. 22nd Street - Conduct a public hearing and approve an ordinance amending Ordinance No. 020801-91, the Upper Boggy Creek 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 2108 and 2110 East 22nd Street (Boggy Creek Watershed) from Single Family to Neighborhood Commercial land use. Staff Recommendation and Planning Commission Recommendation: To grant Neighborhood Commercial

land use. Owner/Applicant: 2110 East 22nd. Street, LLC. Agent: Drenner Group, PC (Drew Raffaele). City Staff: Maureen Meredith, Austin Planning (512) 974-2695.

District(s): District 1

36. C14-2025-0092 - 2108 and 2110 E. 22nd Street - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 2108 and 2110 East 22nd Street (Boggy Creek Watershed). Applicant Request: To rezone from family residence-neighborhood plan (SF-3-NP) combining district zoning to neighborhood commercial-conditional overlay-neighborhood plan (LR-CO-NP) combining district zoning. Staff Recommendation and Planning Commission Recommendation: To grant neighborhood commercial-conditional overlay-neighborhood plan (LR-CO-NP) combining district zoning. Owner/Applicant: 2110 East 22nd Street LLC. Agent: Drenner Group, PC (Drew Raffaele). City Staff: Jonathan Tomko, AICP, Austin Planning, 512-974-1057.

District(s): District 1

37. NPA-2025-0025.02 - South Town - Conduct a public hearing and approve an ordinance amending Ordinance No. 20081211-096 the Oak Hill 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 4980, 5016, 5020 1/2, and 5030 West US 290 Highway West Bound (Barton Creek Watershed - Barton Creek Zone) from Commercial to Mixed use land use. Staff Recommendation and Planning Commission Recommendation: To grant Mixed Use land use. Owner/Applicant: Lamy South Towne, Ltd. Agent: Armbrust & Brown, PLLC (Richard T. Suttle, Jr.) City Staff: Maureen Meredith, Austin Planning (512) 974-2695.

District(s): District 8

38. C14-2025-0079 - South Town Rezoning - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 4980, 5016, 5020 1/2, and 5030 West U.S. Highway 290 Westbound (Barton Creek Watershed - Barton Springs Zone). Applicant Request: To rezone from general commercial services-conditional overlay-neighborhood plan (CS-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 Recommendation 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: LAMY South Towne, Ltd. Agent: Armbrust & Brown, PLLC (Richard T. Suttle, Jr.). City Staff: Jonathan Tomko, AICP, Austin Planning, 512-974-1057.

District(s): District 8

39. C14-2025-0080 - 1811 East Cesar Chavez - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1811 East Cesar Chavez Street (Lady Bird Lake Watershed). Applicant Request: To rezone from general commercial services-mixed use-conditional overlay-neighborhood plan (CS-MU-CO-NP) combining district zoning to commercial-liquor sales-conditional overlay-neighborhood plan (CS-I-CO-NP) combining district zoning. Staff Recommendation: To deny commercial-liquor sales-conditional

overlay-neighborhood plan (CS-1-CO-NP) combining district zoning. Planning Commission Recommendation: To grant commercial-liquor sales-conditional overlay-neighborhood plan (CS-1-CO-NP) combining district zoning. Owner/Applicant: Lodhia Investments LLC and G N Exim Corporation Inc. Agent: Keepers Land Planning (Ricca Keepers). City Staff: Jonathan Tomko, AICP, Austin Planning, 512-974-1057. A valid petition has been filed in opposition to this rezoning request.

District(s): District 3

40. NPA-2023-0005.01 - Montopolis-Fairway Mixed Use - Approve second and third readings of an ordinance amending Ordinance No. 010927-05 the Montopolis 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 6202 and 6204 Caddie Street, 1600, 1604, 1606, 1608, 1610, 1612, and 1614 Montopolis Drive, and 6205, 6211, and 6215 Fairway Street (Country Club East Watershed) from Single Family and Civic to Mixed Use land use. First Reading approved February 26, 2026. Vote: 7-3. Council Member Duchen abstained. Staff Recommendation and Planning Commission Recommendation: To grant Mixed Use land use. Owners/Applicants: 3rd Angle Developments, LLC, 1614 Montopolis, LLC, and Ben S. Cobos. Agent: 3rd Angle Developments, LLC (Joshua Brunsmann). City Staff: Maureen Meredith, Austin Planning, (512) 974-2695.

District(s): District 3

41. C14-2024-0015 - Montopolis- Fairway Mixed Use - Approve second and third readings of an ordinance amending City Code Title 25 by rezoning property locally known as 6202 and 6204 Caddie Street, 1600, 1604, 1606, 1608, 1610, 1612 and 1614 Montopolis Drive, 6205, 6211 and 6215 Fairway Street (Country Club East Watershed). Applicant Request: To rezone from community commercial-neighborhood plan (GR-NP) combining district zoning and family residences-neighborhood plan (SF-3-NP) combining district zoning to community commercial-vertical mixed use building-neighborhood plan (GR-V-NP) combining district zoning. First Reading approved February 26, 2026. Vote: 7-3. Council Member Duchen abstained. Owner/Applicant: 3rd Angle Developments LLC & 1614 Montopolis LLC (Ben S. Cobos). Agent: 3rd Angle Developments, LLC, (Joshua Brunsmann). City Staff: Sherri Sirwaitis, Planning Department, 512-974-3057.

District(s): District 3

Adjourn

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