



2018 BOND
OUR COMMUNITY. OUR FUTURE.



2018 Bond Proposed Projects and Programs

The following information represents projects and programs that are likely to receive funding should the propositions be passed by the voters on November 6, 2018. However, these are subject to change at any time due to unforeseen emergencies, changes in project timelines, or other unexpected circumstances as the bond program is implemented.



Proposition A: Affordable Housing

The \$250 million Affordable Housing bond proposition, if approved by voters, would be dedicated to the creation of rental housing and home ownership opportunities for low- and moderate-income households, in order to help meet the goals of the City of Austin's Strategic Housing Blueprint adopted by City Council in 2017. That includes the acquisition of real estate for future housing, construction of new housing and rehabilitation of existing housing to ensure homes are up to code, safe and absent of barriers that hinder self-sufficiency and mobility of residents.

The types of projects and programs to be undertaken part of this proposition, if approved, may include, but are not limited to, the following:

Rental Housing Development Assistance (RHDA) Projects (\$94 million)

RHDA funds are used for the development and construction of affordable rental units. The program works to expand the community's supply of affordable rental housing for low-income households by addressing the rental housing goals identified by the City of Austin's Strategic Housing Blueprint, including Permanent Supportive Housing and other affordable housing facilities.

Funding from the Proposition A, if approved, will increase and preserve the supply of affordable rental housing for low-wage households at or below 50 percent of the median family income (MFI). However, the City tries to use the bond funds to serve households at or below 30% MFI whenever possible. Those would include persons with disabilities on fixed incomes, low-income seniors, persons with mobility impairments, children who were abused or neglected, and persons with mental illness.

Acquisition & Development (A&D) Homeownership Program (\$28 million)

The Acquisition and Development Program funding, if approved, will help establish partnerships with both private and nonprofit developers—including Community Housing Development Organizations (CHDOs)—for the acquisition, rehabilitation, and new construction of affordable ownership housing for low- to moderate-income homebuyers. Housing developed through this funding is to be owned and occupied by income-qualified households. In most instances, the City of Austin invests with nonprofit organizations (e.g., Habitat for Humanity, Guadalupe Neighborhood Development Corporation) for infrastructure development (land acquisition, drainage, sewage, platting, etc.) for affordable subdivisions.

For more information about the A&D program, including the current program guidelines, the application scoring criteria, and current year applications, you can go to NHCD's [Affordable Housing Development Funding](#) website.

Home Repair (GO Repair!) Program (\$28 million)

Bond funding, if approved, would expand the GO Repair! Program, through which the City contracts with qualified nonprofit organizations to repair the homes of low- and moderate-income households to ensure that they remain safe and accessible. Funds are used to repair foundations, roofs, plumbing, electrical, drywall, HVAC, and structural improvements. The GO Repair! Program is one of a handful of City Home Repair and Accessibility Modification Programs that help Austinites stay in their homes, instead of selling or moving because they cannot afford the repairs.

In total, between 500 and 600 homes are repaired each year through the City's various home repair programs. The GO Repair! program currently accounts for roughly 110 homes a year; it is estimated that in the 2018 Bond would—at a minimum—double that annual number.

Descriptions and criteria for other programs--Architectural Barrier Removal, Home Rehabilitation Loans, Minor Home Repair Grants, and Private Lateral Line Grants—at NHCD's [Home Repair and Accessibility Modification](#) website.

Land Acquisition (\$100 million)

Funding for the Austin Housing Finance Corporation (AHFC), if approved, would be used to acquire and hold land, including acquisition of publicly owned land, for future use for affordable housing development. The land can be developed by AHFC or be offered to nonprofit or private, for-profit affordable housing -developers.

Land acquisition was not a part of the previous housing bonds in 2006 and 2013, but is included in this bond package because land cost has become one of the most prohibitive factors for constructing affordable housing in Austin over the last decade. Expenditure of these funds will be guided by the values identified in the [Austin Strategic Housing Blueprint](#). Those include: preventing households from being priced out of Austin; fostering equitable, integrated, and diverse communities; investing in housing for those most in need; and creating new and affordable housing choices for all Austinites across the city.



Proposition B: Libraries, Museums and Cultural Arts Facilities

The \$128 million Libraries, Museums and Cultural Arts Facilities bond proposition, if approved by voters, would provide funding for renovations to various branch libraries, museums, cultural centers, including creative spaces and the replacement of the Dougherty Arts Center.

The types of projects and programs to be undertaken as part of this proposition, if approved, may include, but are not limited to, the following:

Cultural Center Improvements (\$56.5 million)

Emma S. Barrientos Mexican American Cultural Center (\$27 million): Funding could address Phase II Master Plan priorities, including general renovations to the existing building, as well as build out of the original crescent design to provide additional classrooms, workshops, and gallery space. Phase II also addresses numerous site improvements

to the MACC campus, most notably, the Gran Entrada, which provides a park-like entry from Rainey Street to the ESB-MACC.

Asian American Resource Center (\$7 million): Funding could address known issues related to parking, pedestrian connectivity, and outdoor amenities and begin to implement Phase I priorities which result from the recently initiated Master Plan for the facility.

George Washington Carver Museum, Cultural and Genealogy Center (\$7.5 million): Funding could contribute to capital reinvestment needs related to building renovations as well as provide seed funding for priorities elaborated in a new Master Plan for the facility. Council funded a line-item for a new Carver Master Plan in the FY2019 Operating Budget.

Mexic-Arte Museum (\$15 million): Funding could contribute to capital reinvestment needs related to building renovations and other facility modifications. This funding would combine with \$5 million in funds originally identified in the 2006 G.O. Bond for Mexic-Arte Museum.

Branch Library Renovations (\$34.5 million)

Should this proposition pass, a likely recipient of bond funds is the Faulk Library Building Repurposing Project. Approximately \$14.5 million could go toward replacing failing mechanical, electrical, plumbing and elevator systems and the renovation of two floors to serve as archival repository space.

The remaining \$20 million could go toward renovations at existing branch libraries. Potential project locations and descriptions are as follows:

Old Quarry Branch Library Renovation –to provide for a comprehensive remodel of this 8,300 square foot branch library constructed in 1976.

Austin History Center Limited Restoration –to allow for an exterior restoration of a 1933-era, landmark building that housed the first permanent library in Austin.

Little Walnut Creek Branch Roof Replacement/Renovation –to carry out a complete roof replacement and renovation of an 11,000 square foot branch library built in 1979.

Willie Mae Kirk Branch Renovation - to thoroughly renovate this 1966-era, 10,000 square foot branch library and provide a technology upgrade so that it may better serve the community.

Cepeda Branch Library Trail –to provide a connecting path to the Govalle neighborhood and better access for nearby residents to the Cepeda Branch Library.

Ruiz Branch Roof Replacement – construction of a new roof could be accomplished for this 16,000 square foot community library.

St. Johns Branch Renovation –finishes, furniture, fixtures and equipment could be replaced at the 7,536 square foot, eighteen year old library.

Carver Roof Replacement and Mechanical Replacement – the thirty-eight year old, 16,000 square foot Carver Branch could receive a new roof and heating, ventilation and air-conditioning equipment and controls.

Hampton Branch Parking Lot Expansion – the project could provide 22 parking spaces in addition to the 60 existing parking spaces for customers at our busiest branch library, which stands at 8,580 square feet and first opened its doors in 1997.

University Hills Branch Roof Replacement – this project would replace the original roof of this 8,000 square foot facility, constructed in 1985.

Manchaca Road Branch Roof Replacement/HVAC Retrofit – the roof could be replaced along with the heating, ventilation and air-conditioning equipment at this 14,500 square foot library constructed in 1975.

Howson Branch HVAC and Controls Upgrade – the project would replace the aged mechanical system and its controls at our oldest branch library, constructed in 1960 at 6,700 square feet.

Spicewood Springs Branch Roof Replacement – this 13,257 square foot branch, built in 1985, could have its original roof replaced.

Yarborough Branch Roof Replacement/HVAC Upgrade – the roof and mechanical system could be replaced at the 15,120 square foot former Americana Theater building, constructed in 1966 and converted to serving as a community library in 1998.

Dougherty Arts Center (\$25 million)

Should the proposition pass, funding is included for the replacement of the existing Dougherty Arts Facility.

Creative Spaces (\$12 million)

The \$12 million earmarked for Creative Space Acquisition and Improvements would expand community access to affordable City of Austin owned creative space.



Proposition C: Parks and Recreation

The \$149 million Parks and Recreation bond proposition, if approved by voters, would provide funding for improvements, renovations and upgrades to various Parks and Recreation assets, as well as for the acquisition of new parkland.

The types of projects and program to be undertaken as a part of this proposition, if approved, may include, but are not limited to, the following:

Parkland Acquisition (\$45 million)

Bond funding, if approved, would be used to acquire Infill parks, destination parks and greenways. An Infill Park is typically small in size and acquired in areas of the City that are built out, but deficient in parkland. In 2009, the Austin City Council passed a resolution with the goal that all residents living in the urban core live within a ¼ mile of a publicly accessible and child friendly park. Council also adopted a similar ½ mile goal for residents outside the urban core. A Greenway is linear park that often follows a creek or stream. A Greenway provides multiple functions including water quality protection, wildlife habitat, flood control, and the preservation of riparian areas. The linear nature of a greenway allows trail development and wildlife corridors. Greenways would link together parks, neighborhoods, and business areas; allowing bicycle and pedestrian travel from place to place. A Destination Park is a large block of open space that would be set aside to provide recreational opportunity and to preserve outstanding natural features of an area. Typical park facilities would be provided, such as playgrounds, picnic areas, and ball fields. Natural areas would be reserved for wildlife, and passive recreation, such as hiking. The purpose of a Destination Park would be to offer a retreat – a place to get away from the growing urban setting.

Aquatics (\$40 million)

Based on preliminary concepts for the site and cost estimating done under the Aquatic Master Plan, \$13 million is the anticipated budget for constructing a new pool in Colony Park. Should the voters approve these funds, the Department plans to pursue major renovations at Givens Pool at an estimated cost of \$6 million. The remaining \$21 million would be programmed out to address the highest priority needs for improvements and renovations among Aquatic facilities city-wide, which may include up to two additional complete pool renovations.

Parkland Improvements (\$25 million)

The Department has assembled a set of criteria from key planning documents to select and prioritize park improvement projects, including the PARD Long Range Plan, the City Strategic Direction 2023, Imagine Austin Comprehensive Plan, PARD Strategic Plan, public safety/ADA compliance, aging facilities, equity, anticipated population growth, sustainability benefits, and partnership/leveraging opportunities. The Department is currently engaged in a refresh of its Long Range Plan, which will further elaborate needs and inform priorities over a ten-year planning horizon.

Many of the park improvements projects under consideration have achieved a level of shovel-readiness through a substantial public engagement process, including a feasibility study, master plan, or preliminary design process. The Department is currently developing Master Plans at Walter E. Long Metro Park, John Treviño Jr. Metro Park, Givens District Park, and Brush Square, while designs are underway for Comal Pocket Park, Duncan Neighborhood Park, and Georgian Acres Neighborhood Park.

These projects are likely candidates for funding under the 2018 G.O. Bond, and while this list is not exhaustive, they are representative of the type of work that will be implemented through the Parkland Improvements category. PARD will continue to prioritize project concepts based on the above-mentioned criteria to allocate funding based on merit.

Buildings Renovations & Infrastructure (\$39 million)

The Building Renovations and Infrastructure programs focus on critical needs for capital renewal and reinvestment in aging assets and facilities, correcting safety issues, and improving accessibility. Major areas for investment include rehabilitating building systems and structures, playscape and safety surface replacements, athletic fields, courts, and facilities, trails, cemeteries, and parking lots and roadways. Major projects have been proposed at Pharr Tennis Center, Grey Rock and Kizer Golf Courses, Seaholm Intake Facility, Norwood House and Grounds, and Givens Recreation Center. PARD will move through an annual process of prioritizing individual project proposals under the Building Renovations and Infrastructure based on the same set of criteria mentioned under parkland improvements.

Pharr Tennis Center – Could include the complete replacement of 8 tennis courts and renovation to the existing pro-shop building. These facilities have reached their useful life and are reaching the point of failure. This would not include any expansion to the facility.

Golf Course Improvements – Could include green and fairway renovation for Grey Rock and Roy Kizer as well as irrigation improvements at Jimmy Clay. Golf courses require periodic renovations to re-build and renovate greens and fairways to address mutations and other signs of deterioration in order to keep these facilities playable and open to the public.

Norwood House and Grounds – Could include renovation to the historic Norwood Estate as envisioned through

the preliminary design concepts. This project is being implemented through a public-private partnership between the City of Austin and the Norwood Park Foundation. Funds from the bond could be used for a portion of the City's contribution toward this project, which would include restoration of the Norwood House and Grounds.

Givens Recreation Center – Could include renovation to the roof and HVAC systems as well as work to building interior and exterior for the existing recreation center. Could include renovation to the roof and HVAC systems for the existing recreation center.



Proposition D: Flood Mitigation, Open Space and Water Quality Protection

The \$184 million Flood Mitigation, Open Space and Water Quality Protection bond proposition, if approved by voters, would allow the City to fund drainage improvement projects as well as to acquire land for water quality protection.

The types of projects and programs to be undertaken as part of this proposition, if approved, may include, but are not limited to, the following:

Flood and Erosion Projects

There are thousands of buildings at risk of flooding and more than a thousand documented erosion sites in Austin. The bonds would fund a number of projects across Austin to help with the most severe problems. The projects will be selected from the Watershed Protection Department's capital improvement program based on the severity of the flood risk and/or erosion and the feasibility of constructing the project within the bond timeline. The projects will generally fall under one of these categories:

Storm Drain Improvements (\$112 million) – Storm drain systems help stormwater drain off the street and into the creek. When they are undersized, there can be flooding of houses, yards and streets. Storm drain improvement projects upgrade the drainage systems in neighborhoods where the existing pipes and drainage ditches are undersized.

Flood Buyouts – In some project areas, buyouts are the most effective way to protect the public and first responders from the dangers associated with flooding. This is especially true in areas where the buildings are very close to the creek or where the watershed is a large one with a very large amount of water passing through during a flood.

Channel Stabilization – Bank and channel erosion are natural processes that take place when water flows through creeks and streams. Channel stabilization projects help protect buildings, bridges, parkland or infrastructure that are near the eroding streambanks.

Low Water Crossing Upgrades – Austin has hundreds of low water crossings. In some cases, these roads can be made safer by adding additional culverts under the road, raising the height of the bridge or modifying the creek channel.

Dam Modernization and Flood Detention – Detention ponds and dams hold back flood waters, releasing the water in a more controlled way over a period of time. Some of the bond funding could be used to modernize existing dams

or detention ponds to meet current standards or to build new detention ponds.

Water Quality Protection Lands (\$72 million)

If approved, this proposition would provide funds to preserve open space in perpetuity through the Water Quality Protection Program. Purchasing open space protects water quality and mitigates flooding by reducing the volume and duration of flood waters. Water Quality Protection Lands protect downstream waterways, greenbelts and natural recreational resources such as Lady Bird Lake, the Colorado River, McKinney Falls, Barton Creek and Barton Springs.



Proposition E: Health and Human Services

The \$16 million Health and Human Services bond proposition, if approved by voters, would provide funding for the design, construction and equipping of a new neighborhood public health and human services facility in the Dove Springs area.

Currently, these types of public health services either do not exist in this neighborhood or are offered in a limited scope. The City anticipates an additional 3,000 – 4,000 clients could be served if they had access to a full-service neighborhood center.

This proposition, if approved, would provide the following services:

Neighborhood Center services:

- Basic needs services (food pantry, bread distribution, clothes closet, child safety seats, notary services, form and application assistance, employment and case management information and referrals)
- Social work case management services to assist clients in removing barriers to self-sufficiency and family stability (home visits, crisis intervention, and grief counseling)
- Preventive health services (health screenings, prevention education, health and wellness activities)
- Seasonal services (Christmas Bureau applications, Income tax assistance, Coats for Kids vouchers, Thanksgiving baskets)

Women, Infants, and Children's Services (WIC): This is a supplemental nutrition program for pregnant women, new mothers, and young children. Participants learn about nutrition and how to stay healthy, and receive benefits to purchase healthy foods. The following programs will be offered:

- Fruit and Vegetable fairs
- Food demonstrations
- Nutrition education
- Stress Buster classes
- Walking classes
- Cooking classes
- Breastfeeding classes

- Food safety
- SNAP
- Farmer's Market Nutrition Program

Immunization services: Many communicable diseases among children are preventable. However, more than one-fourth of the children in Texas don't receive the immunizations they need by age two. If not protected, children can develop life-threatening medical conditions including brain damage, deafness, pneumonia, and seizures. Some diseases, like Rubella, can be spread to pregnant women and cause miscarriage or birth defects. In addition, many adult diseases that used to be common can now be prevented with immunizations. The following programs will be offered:

- Shots for Tots (Childcare immunization requirements for children under the age of five, school immunization requirements for students K-12)
- Big Shots (Hepatitis B, Measles, Mumps, and Rubella (MMR), Tdap, and Td shots for adults)
- Flu Shots (Children six months of age or older who are uninsured, Medicaid recipients, and uninsured adults)
- Shot Records (available at clinic locations for anyone who received their immunizations at public health clinics in Austin and Travis County, including Shots for Tots and Big Shots)

Child care services: The proposed facility would incorporate an affordable child care center that would serve up to 75 children. The center would have classrooms accessible to children with special physical needs, an area for nursing moms to breastfeed and pump, and an outdoor activity space with a playground.



Proposition F: Public Safety

The \$38 million Public Safety bond proposition, if approved, would provide funding to renovate various existing public safety facilities in the City, including, but not limited to, fire stations and emergency medical services stations.

The types of projects and programs to be undertaken as part of this proposition, if approved, may include, but are not limited to, the following:

EMS Station Renovations (\$25 million)

Should Proposition F pass in November 2018, potential projects include renovations at six existing EMS stations. Renovations at stations 1, 5, 7, 10 and 13 could include repair or expansion of crew quarters that would address structural integrity issues, ergonomic efficiency and/or improved station functionality. Stations 1 and 5 proposed renovations also includes an additional bay that would allow for added resources to the service area. The proposed bay expansion for station 10 would accommodate the current department apparatus, which is larger than the current bay.

Separately, if the bond passes, the funding could also be used for renovations for station 33, to potentially include constructing a canopy, installing gutters and downspouts and increasing drain size to accommodate rain water

runoff. This would correct and mitigate water flooding damage on the first floor of the station that occurs when there is moderate to heavy rainfall.

Fire Station Renovations (\$13 million)

Should Proposition F pass in November 2018, potential projects could include renovations at 16 existing fire stations across the City; 13 of those stations could receive repairs to deteriorating driveways as well as addressing deferred maintenance issues inside the stations themselves. The other three stations could also receive funding for deferred maintenance issues which typically include: removal of asbestos and lead contaminants; upgrading HVAC systems; renewing mechanical ducting systems; upgrading lighting/fixtures for increased energy efficiency; modernizing alerting systems (aiding in sleep and rest cycles); re-conditioning kitchen cabinets; cosmetic renewal for bays and common areas; upgrading plumbing fixtures for energy efficiency and water savings; sewer line re-conditioning; replacing water heaters; converting electrical to gas appliances (when possible); replacing windows with energy-efficient glazing and frames; and insulating and sealing doors. However, contingent upon severity of repairs required, the number of stations needing repairs may be reduced.



Proposition G: Transportation Infrastructure

The \$160 million Transportation Infrastructure bond proposition, if approved, would provide funding for the City to address issues with the City's existing transportation infrastructure, including, but not limited to, street and sidewalk reconstruction and rehabilitation; bridge and structure rehabilitation and replacement; traffic signal upgrades; pedestrian safety improvements; intersection safety projects; and improvement of public spaces through approved Neighborhood Partnering Program projects.

The types of projects and programs to be undertaken as part of this proposition, if approved, may include, but are not limited to, the following:

Street Reconstruction (\$66.5 million)

Street conditions are assessed every two years, and are based on roughness and pavement degradation due to weather, heavy traffic, pavement structure, or shifting soils. The City has a stated goal of maintaining streets at 80% satisfactory or better. Currently, 25% of Austin streets are considered unsatisfactory—i.e., in poor or failing condition. These funds would be used to address these specific streets, which are located throughout Austin. To renew these streets, the City will use this funding for street reconstruction and street rehabilitation.

If a street is at the end of its useful life, the City will pursue street reconstruction. Street reconstruction restores a street to new condition and completely resets the street life cycle, and may include replacing curb & gutter, drainage system, sidewalks, bike lanes, and complete street elements, and utility adjustments.

If a street is no longer effective or able to be restored to good, serviceable condition, the City will pursue street rehabilitation. Street rehabilitation can extend the life of a street by 25 years, allowing the City to leverage remaining life by only repairing the completely failed portions of street. Sidewalk and curb repairs are also possible with street rehabilitation projects. Projects may also be expended in order to leverage available funding opportunities, including federal grants, utility participation, etc.

Bridges and Structures (\$50 million)

Funding will first be utilized for replacing the Redbud Trail/Emmett Shelton Bridge over Lady Bird Lake. The existing bridge consists of two structures built in 1948. These 70 year old bridges are past their original 50 year design life and are due for replacement. The bridge is a key commuter route, handling 16,000 trips vehicles per day, and is the only approved trucking route for Austin's Ullrich Water Treatment Plant. Replacing this bridge will not result in any additional vehicular traffic lanes. Anticipated improvements include elevating the current bridge out of the 100-year floodplain, improved shoulders/pathways for bike/pedestrian access, improved intersection at Redbud Trail and Lake Austin Boulevard, and improved access to Red Bud Isle Park. This project is currently in preliminary engineering and design, and staff continue to work with residents and nearby stakeholders including the University of Texas, the Lower Colorado River Authority (LCRA), West Lake Hills and the environmental community to determine a final design. Should other funding opportunities become available for Redbud Trail/Emmett Shelton bridge, some of all of these funds will be used to address one or more of Austin's other high-priority bridges and structures, which include:

- Barton Springs Road bridge over Barton Creek
- Delwau Lane bridge over Boggy Creek
- William Cannon Drive Railroad Overpass
- Slaughter Lane Railroad Overpass

Sidewalk Rehabilitation (\$20 million)

Unlike the 2016 Mobility Bond, funding for sidewalks would be used for rehabilitation and replacement of existing non-ADA compliant sidewalks, as opposed to the construction of new sidewalks. Projects will focus on addressing non-ADA compliant existing sidewalks, which will provide better access to public facilities. The City estimates approximately 40 miles of sidewalk will be replaced as a result of this funding. 2018 bond funds will be distributed consistent with the priorities established in the Sidewalk Master Plan & ADA Transition Plan for Sidewalks (SWMP). The bond funding will be focused on functionally deficient sidewalk in Very High and High Priority areas and final project selection will be based on several factors identified in the SWMP (e.g., coordination opportunities, ADA requests) as well as overall citywide system equity.

Neighborhood Partnering Program (\$1 million)

The Neighborhood Partnering Program (NPP) allows citizens to partner with the City to propose small to medium scale projects including bicycle facilities, community gardens, community planning and grant funding applications, curb and gutter installations and repairs, gateways, green streets initiatives, pocket parks, sidewalks, traffic calming, trails, and tree planting on City-owned property to improve the places in which they live, work and play. This funding would be used as part of the City's contribution towards community-lead projects as a supplement to existing program funding in an effort to execute a higher number of community-lead projects

Urban Trails (\$3 million)

Funding would allow the City to enhance its current network of urban trails, and work toward the goals and timelines set forth in the Urban Trails Plan. Austin's existing network of urban trails feature non-vehicular multi-use pathways that provide accessible routes for transportation and recreation for all ages and abilities.

Vision Zero/Transportation Safety (\$15 million)

This bond would include funding for intersection and pedestrian safety improvements.

Signals and Technology (\$4.5 million)

This bond would include funding for safety and mobility improvements, including upgrades to signals, controllers and firmware. It would also include the expansion of communications systems and new signal installations.