

the  
**NRP**  
group



**AUSTIN**  
Independent School District

# Anita F. Coy Site Redevelopment

*Equity Advisory  
Committee*

September 10, 2024









### Where we've been:



**Phase 1:** Community & Equity Engagement  
(Winter 2022)



**Phase 2:** Feasibility Analysis  
(Spring/Summer 2022)



**Phase 3:** Presentation of Findings  
(Fall 2022)



**Phase 4:** Developer Selection Framework  
(Spring 2023)



**Phase 5:** Request for Proposals  
(Summer 2023)



**Phase 6:** Developer Selection  
(Fall 2023)

### Community Feedback:

- Most in favor of density
- In favor of affordable housing
- Inclusion of greenspace/parkland
- Honor site legacy/history
- Accommodate family units
- Some favor only educational use

### AISD Board-Approved Goals:

- Retain ownership of the land
- Build new Alternative Learning Center onsite
- Prioritize housing AISD teachers, staff and families
- Offer pedestrian-friendly amenities
- Make connections to public transit
- Incorporate community green space and preserve heritage trees



DEVELOPER



PUBLIC PARTNER



ARCHITECT



PUBLIC ART &  
PLACEKEEPING



COMMUNITY  
ENGAGEMENT



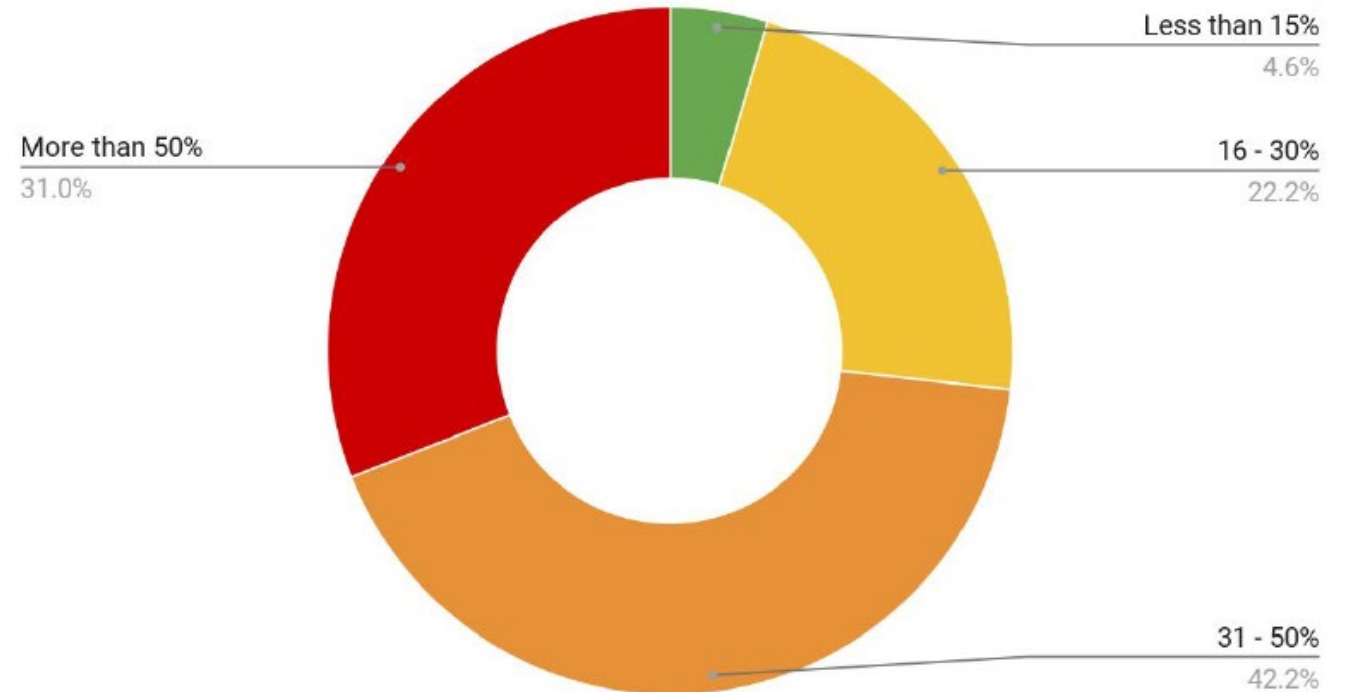
DEVELOPMENT

CO-DEVELOPER

Surveyed over 2,760 District employees about housing needs in January 2023...

**73.2%**  
identified as  
**cost burdened**  
by housing expenses

What percent of your salary do you spend on housing?

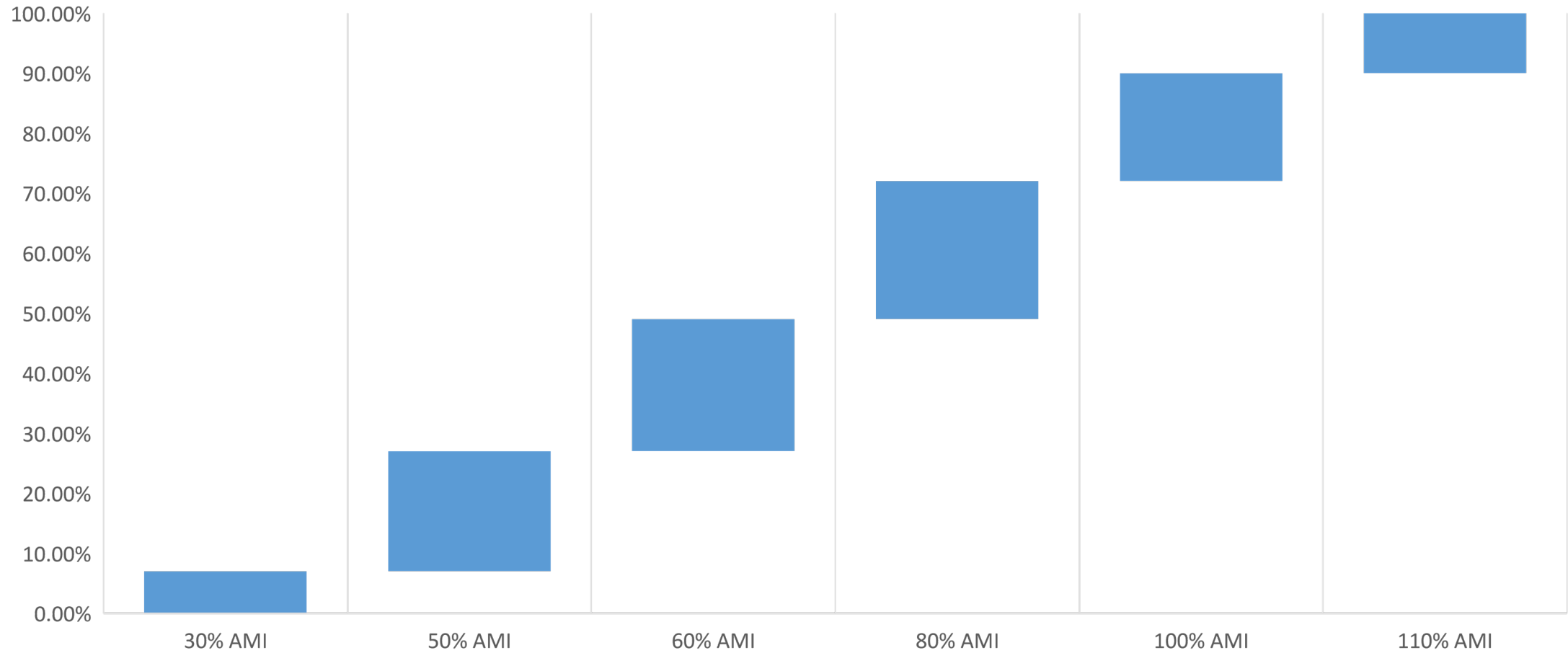


## Austin MSA Median Income

	60% Median Income	80% Median Income
1 Person Household	\$52,920	\$70,560
2 Person Household	\$60,480	\$80,640
3 Person Household	\$68,040	\$90,720

# 2024 AISD Employee Housing Survey

## *Employee Distribution by Area Median Income*







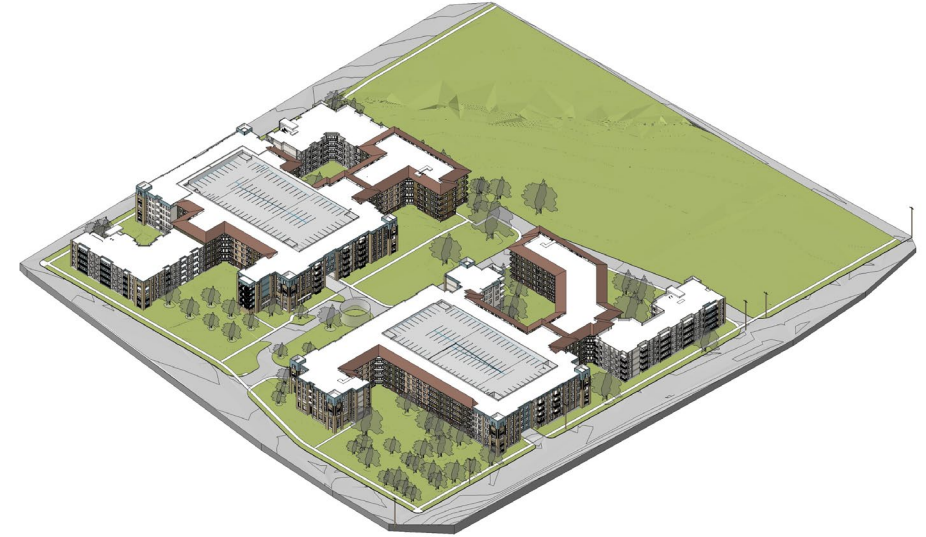






## Development Vision

- Two Class-A mixed-income housing developments (300 units each)
- Heritage tree preservation & pocket park creation
- New Austin ISD Alternative Learning Center campus
- Public parkland with recreation & amenities
- Nonprofit Space
- Family Sized Units



	Building A	Building B	Total Units	% of Units
1 BR	193	178	<b>371</b>	<b>55%</b>
2 BR	124	131	<b>255</b>	<b>38%</b>
3 BR	22	26	<b>48</b>	<b>7%</b>
<b>TOTAL</b>	<b>339</b>	<b>335</b>	<b>674</b>	

	Building A	Building B	Total Units	% of Units
60% AMFI	34	34	<b>68</b>	<b>10%</b>
80% AMFI	136	134	<b>270</b>	<b>40%</b>
Market Rate	169	167	<b>336</b>	<b>50%</b>
<b>TOTAL</b>	<b>339</b>	<b>335</b>	<b>674</b>	



## Upcoming Community Engagement Opportunities

Visit our website and subscribe for updates: [AnitaCoyAustin.com](https://AnitaCoyAustin.com)

### Upcoming Community Meetings:

- Project Overview & Site Plan – *TBD September*
- Greenspace & Parkland Roundtable – *TBD October*
- Placekeeping, Art, Community Space – *TBD December*

### District Advisory Groups

- Equity Advisory Committee – 9/10/24
- District Advisory Council – 10/15/24
- Environmental Stewardship Committee – 11/14/24
  - TBD Campus Advisory Committees



Thank You!

