

AISD Repurposing Conversations

Last updated: 6/6/22

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OVERVIEW: Austin ISD Repurposing

Austin ISD is committed to finding new uses for our properties that are underutilized or no longer in use to steward taxpayer investments and benefit students and communities. Called “repurposing,” AISD is interested in making a long-term investment that is responsive to affected communities’ needs while maintaining district sites as community assets.

The public’s ideas shared through the public survey and community meetings may help address some of the district’s challenges, including budgetary deficits and decreased enrollment.

An introductory meeting was held in early December 2021 to describe the project, share the timeline, and review the input process to kick off the Repurposing Project. The public survey was open from December through March 2022 to gathering ideas for the potential use of the sites. Further, from January through March of 2022, AISD hosted an additional 11 community input meetings. The questions posed to participants and their responses,



12
community
meetings

125+
participants in
community
meetings



414
survey
participants



3
sites
discussed



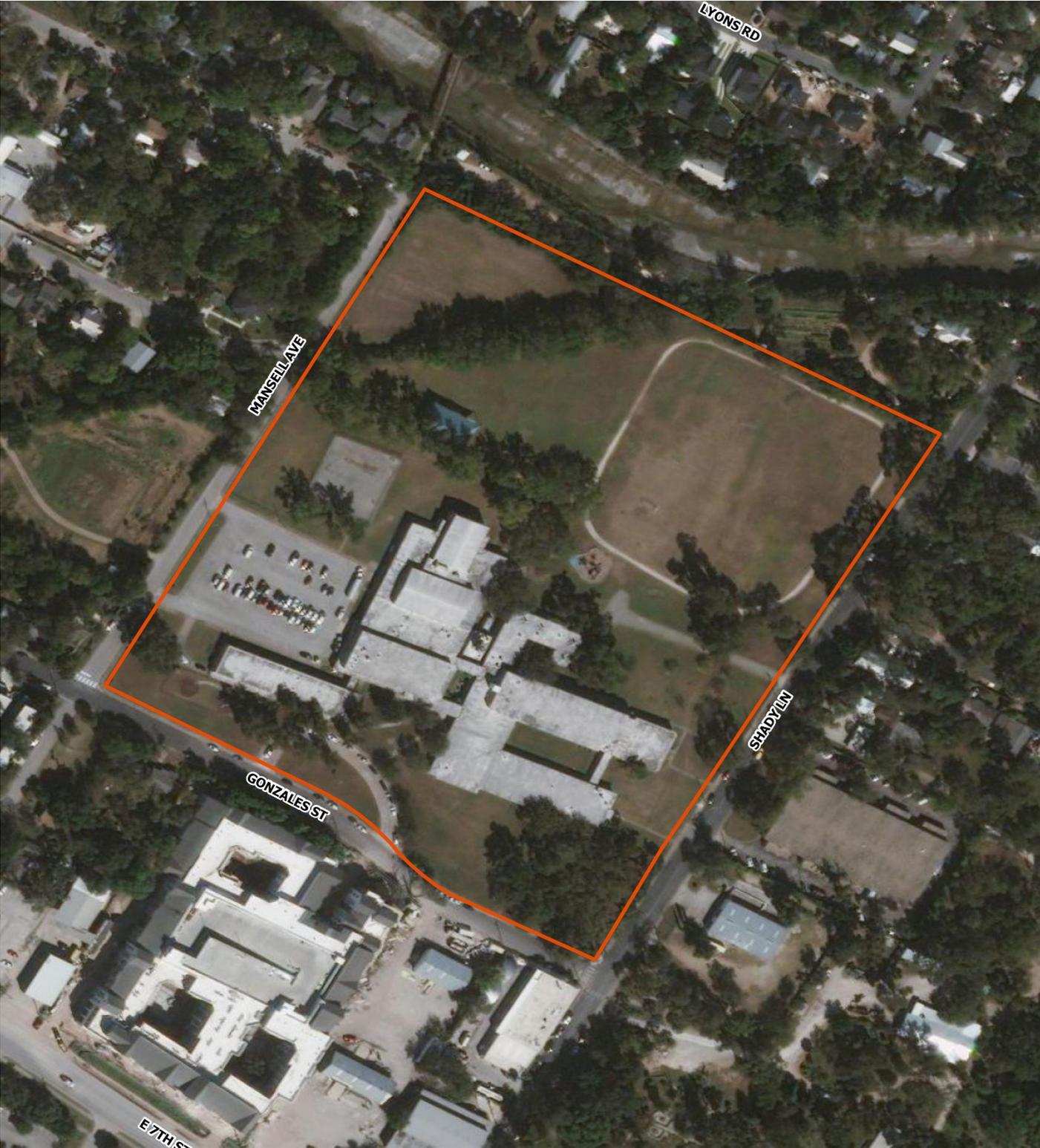
Over
180
community
meeting
comments

378
survey
comments



ANITA FERRALES COY SITE

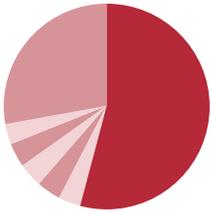
4900 Gonzales St, Austin, TX 78702



Anita Coy Survey Results

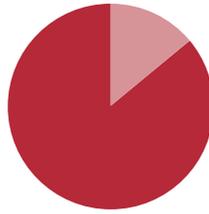
Number of Participants: 84 | Comments: 109

Demographic Breakdowns



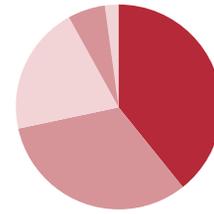
Race / Ethnicity

- 59% hispanic/latino
- 29% white
- 3% asian/asian-american
- 3% black/african-american
- 3% indigenous/native american
- 3% middle eastern
- 3% prefer not to answer



Gender

- 88% female
- 12% male



Age

- 39% 30-39
- 27% 40-49
- 18% 21-29
- 12% 50-59
- 3% 60 or older

What are the greatest needs in the community that this site could meet?

"The Coy Facility and its surrounding land is large enough to accommodate a large number of affordable units. Austin is in desperate need of affordable housing, particularly east of IH 35, where many residents of color are being priced out of housing."

"Mix of affordable housing for families and on-site childcare. The townhomes would be for teachers and staff of AISD."

"Community Center focused on family support services, with nonprofit partners focusing on parenting and children's needs ranging from maternity health and early childhood development to teen and pre-college programs."

"Retain space for partners (AVANCE, VELA)"

"Save the green space along boggy creek."

Please select any of the options below that would help address these needs.

Ranking Options

62%	Mixed-use community center
45%	Childcare facility
36%	Educational garden
30%	Vocational and shared work space
28%	Workforce housing
26%	Affordable housing
26%	Creative space
23%	Green space

Top Priorities

- **Affordable housing, especially for AISD teachers and staff**
- **Retain space for partners (AVANCE, VELA)**

Anita Coy

Repurposing Meeting Summary 2.9.2022

Number of Community Members/Partners in attendance: ~20

High Level Feedback, Suggestions, and Concerns from attendees.

- *Reiterate that the district does not currently have plans for the space*
- *Several attendees shared experience with useful services that are currently on site*

What are some of the challenges you see facing the residents of your neighborhood?

Affordable residential housing and affordable commercial space for nonprofits in the area that provide services to community members

Need more green space

What are some of the problems you see happening in Austin as a whole that may be affecting our families or teachers?

Inflation particularly affecting family housing

Losing memory and identity as city-community

Stratification in housing and education

Need central location to provide services for high needs students and their families

Anita Coy

Repurposing Meeting Summary 2.16.2022

Number of Community Members/Partners in attendance: 8

High Level Feedback, Suggestions, and Concerns from attendees

- *History of the site is important*
- *Provide information about where programs will be moved*
- *Create and share a plan to notify folks currently engaged with site of any shifts/relocations.*

What are some of the challenges you see facing the residents of your neighborhood?

Affordable housing for families and teachers is the root of the problem

Eastside lacks space for community to congregate

More access to transportation to charter schools

Community is being mis-represented

How can we put this all together to envision a final solution to address the needs?

Equitable and equal programming from west side to east side

A new recreation center

Housing for educators and the homeless

Apartment style family housing

Anita Coy

Repurposing Meeting Summary 2.26.2022

Number of Community Members/Partners in attendance: 13

High Level Feedback, Suggestions, and Concerns from attendees

- *What lessons can be shared about what the district learned from previous repurposing processes?*
- *Share information about the real estate consultant, the process to hire them and how to stay in the loop*
- *Re-iterate or share update about Foundation Communities proposal in an effort to re-establish trust*

What are some of the challenges you see facing the residents of your neighborhood?

Affordable housing the those in the ~30k income area

Open green space

Unstable enrollment

Housing instability has lead to issues in other domains of life including mental health and domestic violence

Anita Coy

Repurposing Meeting Summary 3.8.2022

Conducted in Spanish

Number of Community Members/Partners in attendance: 9

High Level Feedback, Suggestions, and Concerns from attendees

- ***Lack of affordability in housing and housing instability, displacement of families***
- ***Access to year-round youth programs that support educational achievement, including mental health support***

What do you think are the greatest challenges in the community?

Lack of affordable places to live, especially for families

Mental health concerns for youth and programs and services to address those needs

Violence and housing instability leads to homelessness for students, making it difficult for them to succeed at school

What are some of the problems you see happening in Austin as a whole that may be affecting our families or teachers?

Teachers cannot afford to live in Austin based on current pay

There are inequities and a lack of focus on providing access to programs for youth, including individualized instruction and support for students and families experiencing homelessness

Additional support for teachers and staff who carry the emotional and financial burden of supporting disadvantaged students

PEASE ELEMENTARY SCHOOL SITE

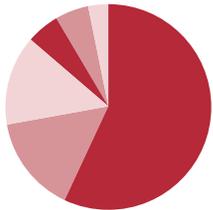
1106 Rio Grande St, Austin, TX 78701



Pease Survey Results

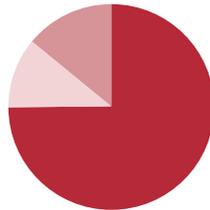
Number of Participants: 127 | Comments: 72

Demographic Breakdowns



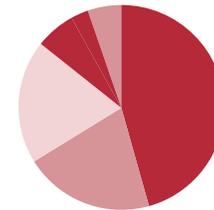
Race / Ethnicity

63% white
21% hispanic/latino
20% prefer not to answer
4% asian/asian-american
4% black/african-american
2% indigenous/native american



Gender

75% female
14% male
13% prefer not to answer

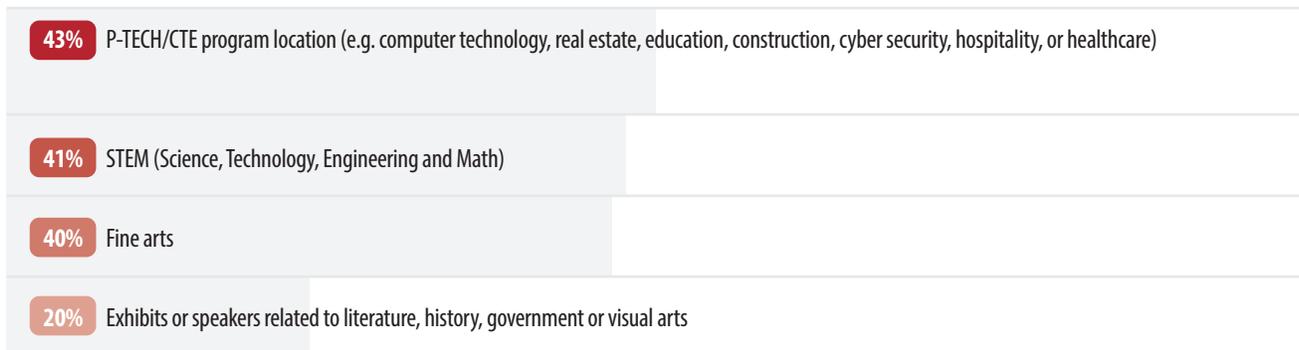


Age

47% 40-49
19% 30-39
16% 50-59
11% 60 or older
7% 21-29

Ranking Options

What kind of programming would you like to see at Pease?



Top Priorities

- Consider leveraging the site to expand programs at nearby schools; for example, expand Mathews' prek-2 programming on the Mathews campus and move Mathews 3-5 to the Pease site, build a leadership/civics-engaged curriculum along with the science curriculum currently proposed to have multiple opportunities for field trips near the Capitol and its grounds
- An elementary school for downtown residents, downtown workers
- An all-transfer elementary school with a focus on early education civic engagement

Pease

Repurposing Meeting Summary 1.26.2022

Number of Community Members/Partners in attendance: 31

High Level Feedback, Suggestions, and Concerns from attendees.

- *Maintaining the site as an all-transfer elementary school, serving downtown families*
- *New uses included ideas for daycare, and housing for homeless populations*
- *Support to maintain educational focus including early college high school program, STEM, civics, study hall*

What kind of educational opportunities are not being offered or supported district wide?

A downtown elementary school
Supplemental elementary programming
Continuing education opportunities

What educational opportunities could be enhanced or made more widely accessible if located at Pease?

Civics and entrepreneurship

What are some examples of programming you've seen in the community, or in other schools, that could address academic needs or offer enrichment opportunities?

Maker spaces
Civic engagement schools
Racially/economically diverse spaces.

How can we put this all together to envision a final solution to address the needs?

Provide STEM and Civics education opportunities
Partner with collegiate institutions to identify symbiotic needs
Use the space for collaboration of students across the district

Pease

Repurposing Meeting Summary 2.15.2022

Number of Community Members/Partners in attendance: 11

What kind of educational opportunities are not being offered or supported district wide?

Math and civics programmatic opportunities such as fields trips and laboratories

Creative options in partnership with nonprofits and higher-ed institutions

How can we put this all together to envision a final solution to address the needs?

A maker space with early childhood coding education, a social studies hall, and opportunities around urban agriculture and gardening

Pease

Repurposing Meeting Summary 3.3.2022

Number of Community Members/Partners in attendance: 12

High Level Feedback, Suggestions, and Concerns from attendees

- *Importance of historic value*
- *Desire for an elementary school*

What kind of educational opportunities are not being offered or supported district wide?

An all-transfer elementary school
An early college high school feeding ACC-RGC
Programming that isn't site specific
Satellite campuses for magnet programming
Access to life skills programming for students

What kind of educational opportunities could be enhanced or made more widely accessible if located at Pease?

An elementary school
Magnet programming
Civics programming
A school focused on innovation
Opportunities to have variable non-school based education
Social justice programming and expanding the Cedric Benson scholarship program

How can we put this all together to envision a final solution to address the needs?

Use the space for housing homeless women with children and homeless teens

ROSEDALE SCHOOL SITE

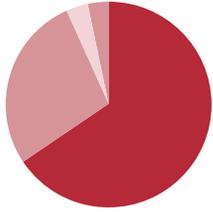
2117 W. 49th St., Austin, TX 78756



Rosedale Survey Results

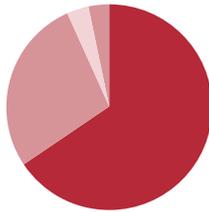
Number of Participants: 85 | Comments: 112

Demographic Breakdowns



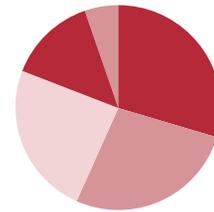
Race / Ethnicity

- 83% white
- 10% prefer not to answer
- 5% asian/asian-american
- 5% black/african-american
- 5% hispanic/latino
- 5% pacific islander
- 2% indigenous/native american



Gender

- 88% female
- 12% male



Age

- 39% 30-39
- 27% 40-49
- 18% 21-29
- 12% 50-59
- 3% 60 or older

What are the greatest needs in the community that this site could meet?

"Housing (esp. multi-family)"

"Center for after school activities (arts focus)"

"Park/green space with separate fenced area, include garden incorporating the memorials that were made for former students of the school"

"Affordable housing for teachers"

"Universal pre-k center, athletic center for the district, natatorium, magnet school"

"Administrative and program space for nonprofits that partner with AISD to provide needed services in the community"

Please select any of the options below that would help address these needs.

Ranking Options

59%	Green space
47%	Mixed-use community center
39%	Creative space
37%	Childcare facility
36%	Educational garden
20%	Affordable housing
19%	Workforce housing
15%	Vocational and shared work space

Top priorities

- **Open park space with playground**
- **Fenced in park area for dogs**
- **Community center**

Rosedale

Repurposing Meeting Summary 1.25.2022

Number of Community Members/Partners in attendance: 3

High Level Feedback, Suggestions, and Concerns from attendees

- *Provide a definition of appropriate, the term did not feel helpful*
- *Provide examples of successful repurposing elsewhere*
- *Continue to have meetings at various times to bolster inclusivity*

What do you think are the greatest challenges in the community?

Flooding

Lack of low cost housing

Lack of life preparation

Lack of schools and supplemental educational opportunities

Supports for those with disabilities are other challenges in the community

Why do you think those challenges are happening?

Developers are able to build for profits instead of purpose

The City Council is not using the code effectively

What are some examples you've seen in the community, or in other places, to address similar challenges?

A school would be useful in the space

Multi-use spaces that are capable of hosting activities and services such as a park, a polling place, a training facility, childcare/housing, coffee shop, and adult education services

How can we put this all together to envision a final solution to address the needs?

Repurposing the current building into a multi-purpose space that includes education, services for students with disabilities, a community garden, and educator training

If possible, financial restitution for indigenous peoples

Rosedale

Repurposing Meeting Summary 2.12.2022

Number of Community Members/Partners in attendance: 4

What do you think are the greatest challenges in the community?

Off-leash dog parks
Well-maintained green space
Affordable housing

What are some of the problems you see happening in Austin as a whole that may be affecting our families or teachers?

Affordable housing for teachers
Diminishing green space for natural habitats and rewilding

What are some examples you've seen in other schools or neighborhoods, or in other cities altogether, to address similar challenges?

West Austin dog park

How can we put this all together to envision a final solution to address the needs?

Keep the space residential focused instead of commercial focused and allow it to have multiple uses

Rosedale

Repurposing Meeting Summary 2.17.2022

Number of Community Members/Partners in attendance: 7

High Level Feedback, Suggestions, and Concerns from attendees

- *Concern that the district will back-track and turn the space into something they haven't promised.*

What are some of the challenges you see facing the residents of your neighborhood?

Zoning changes
Traffic
Green space where kids can play safely
High density housing
Entities that change the character of the neighborhood

What are some of the problems you see happening in Austin as a whole that may be affecting our families and teachers?

Affordability, especially for teachers
Difficult to get assistance with services due to rise in population
Lack of meetings spaces
Travel time

How can we put this all together to envision a final solution to address the needs?

Multi-purpose space that stays within the scope of what the site offers now including teacher housing, a community center, green and concrete play spaces, and an off leash dog park
Multi-purpose office space
Planetarium
Senior center

Rosedale

Repurposing Meeting Summary 2.23.2022

Number of Community Members/Partners in attendance: 10

High Level Feedback, Suggestions, and Concerns from attendees

- ***Provide an opportunity for feedback on the final decision, after the real estate consultant concludes their part.***

What are some of the challenges you see facing the residents of your neighborhood?

Affordability of housing for people who teach at the school and work in the area, especially for seniors and starter families

Increasing taxes for older families

Losing access to green space and traffic spillover from Burnet Road

What are some of the problems you see happening in Austin as a whole that may be affecting our families and teachers?

Affordability of residential and commercial space

Learning loss during the COVID pandemic

Climate change

Meeting spaces

What are some of the examples you've seen in other school or neighborhoods, or in other cities altogether, to address similar challenges?

McMenamins

Cooperative housing in Denmark

Revolution Hall

Co-Housing

How can we put this all together to envision a final solution to address the needs?

Multi-use community center including intergenerational housing

Folk art museum

APR recuse/recycle center

Green space