

## Legislation Details (With Text)

<b>File #:</b>	17-603	<b>Name:</b>	
<b>Type:</b>	Report	<b>Status:</b>	Individual Item Ready
<b>File created:</b>	9/7/2017	<b>In control:</b>	City Council
<b>On agenda:</b>	9/25/2017	<b>Final action:</b>	
<b>Title:</b>	Discuss and consider authorizing the City Manager to execute a requested license agreement between West 209 Investments, LLC and the City of New Braunfels for sidewalk vault lights in the right-of-way adjacent to property addressed at 209 W. San Antonio Street.		
<b>Sponsors:</b>			
<b>Indexes:</b>			
<b>Code sections:</b>			
<b>Attachments:</b>	1. Location Map, 2. Draft License Agreement, 3. Material Specification Minimums, 4. Vault Light Samples		

Date	Ver.	Action By	Action	Result
9/25/2017	1	City Council		

Presenter

*Christopher J. Looney, Planning and Community Development Director*  
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**SUBJECT:**

Discuss and consider authorizing the City Manager to execute a requested license agreement between West 209 Investments, LLC and the City of New Braunfels for sidewalk vault lights in the right-of-way adjacent to property addressed at 209 W. San Antonio Street.

**BACKGROUND / RATIONALE:**

**Council District:** 5

**Applicant:** West 209 Investments, LLC  
Fred Heimer  
130 South Seguin Avenue, Ste. 100  
New Braunfels, TX 78130

**Staff Contact:** Amy McWhorter, Downtown Development Coordinator  
(830) 221-4057  
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The subject property is located at the corner of West San Antonio Street and South Castell Avenue. It consists of a circa 1900 commercial building currently occupied by the Downtown Antique Mall, and adjoining right-of-way. The building is a two-story structure with a basement. As was common around the turn of the century, the basement had a secondary access door via the adjacent street/sidewalk that led to a vault area beneath the sidewalk. Daylight was provided to the basement via vault lights, which were refractive glass bullets inset in concrete or iron panels upon which pedestrians could walk. The vault area remains along Castell Avenue beneath the existing sidewalk. The doors and

vault lights were covered with wire and asphaltic coating at some point.

West 209 Investments, LLC has requested a license agreement with the City of New Braunfels to restore the historic vault lighting in the sidewalk where it previously existed; as well as to convert the aforementioned access door opening into an additional light panel.

If this request is approved, the applicant proposes to prepare engineered plans for the improvements, which would have to be approved by the City Engineer. Additionally, the applicant proposes to construct the improvements so as not to interfere with the Downtown Sidewalk Improvement Project; or he will coordinate the installation with the City's sidewalk contractor at his cost.

**ADDRESSES A NEED/ISSUE IN A CITY PLAN OR COUNCIL PRIORITY:**

Yes	<b>City Plan/Council Priority:</b> 2006 Comprehensive Plan <i>Pros and Cons Based on Policies Plan</i>	<b>Pros:</b> Goal HP1: Increase Historic Preservation efforts in New Braunfels. Goal HP3: Preserve the unique character of downtown and historic New Braunfels. Goal HP4: Improve the level of understanding regarding historic preservation, resulting in a climate more respectful of New Braunfels' heritage. <b>Cons:</b> None.
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**FISCAL IMPACT:**

N/A

**COMMITTEE RECOMMENDATION:**

N/A

**STAFF RECOMMENDATION:**

Staff recommends approval of the requested agreement. Replacement of this historic element of our Downtown will meet several goals of the Comprehensive Plan, will improve the aesthetics of Downtown, and will draw public attention to unique historic character and architectural elements.

**Attachments:**

1. Aerial Map
2. Draft License Agreement
3. Material Specifications
4. Examples of sidewalk lights