



**City of Dripping Springs**  
**TIRZ No. 1 & No. 2 Board Regular Meeting**  
**Monday, April 01, 2019 at 4:00 PM**  
**City Hall Council Chambers**  
**511 Mercer Street - Dripping Springs, TX 78620**

**I. CALL TO ORDER AND ROLL CALL**

*Board Members:*

*Dave Edwards, Chair*

*Mim James, Vice Chair*

*Missy Atwood*

*Mike Figer*

*Dr. Bruce Gearing*

*John McIntosh*

*Walt Smith*

*Ron Jones (Advisory Board Member)*

*Bob Richardson (Advisory Board Member)*

*City Staff/Appointed Officials:*

*Michelle Fischer, City Administrator*

*Andrea Cunningham, City Secretary*

*Laura Mueller, City Attorney*

*Keenan Smith, TIRZ Projects Manager*

*David Taussig & Associates, TIRZ Administrator*

*Jim Adams, McCann Adams Studio*

*Leslie Pollack, HDR Engineering, Inc.*

*Council Member Taline Manassian*

*Council Member John Kroll*

**II. PRESENTATION OF CITIZENS**

*Floor open to discussion on any subject. No action may be taken by law. Citizens wishing to speak shall do so after being recognized by the Chair. The Chair may establish a time limit as necessary.*

**III. MINUTES**

- A. Discuss and consider approval of the March 4, 2019 Regular TIRZ Board meeting minutes.**

**IV. BUSINESS**

- A. **Update and discussion regarding the TIRZ Administrator Report related to Cost Allocation and Reimbursement.**  
Vice Chair James and David Taussig & Associates
- B. **Update and discussion regarding TIRZ Priority Projects.**
  - 1. TxDOT / US 290 Study - Leslie Pollack
  - 2. Current Project Cost Analysis & Summary - Keenan Smith
- C. **Discuss and consider recommendation regarding the First Amendment to City of Dripping Springs, County of Hays, Dripping Springs Independent School District, and Dripping Springs Library Board Agreement regarding Extension and Clarification of the Cost Allocation and Reimbursement for the Dripping Springs Tax Increment Reinvestment Zone Number One and Tax Increment Reinvestment Zone Number Two.**
- D. **Discuss and consider recommendation regarding a Resolution approving the expenditure of TIRZ No. 2 funds in an amount consistent with the TIRZ Project Plan including but not limited to the Town Center Project, Triangle Project, Public Parking, and other Approved Projects including Legal Fees, Consultant Fees, and other costs incurred by the City, including Project Management Agreements.**
- E. **Discuss and consider approval of the Town Center "Plan B" Alternatives.**
  - 1. Presentation
  - 2. Staff Report
  - 3. "Plan B" Alternatives
- F. **Update and discussion regarding P3 Implementation Strategies related to the Town Center Project.**  
Darin Smith, EPS
- G. **Discuss and consider recommendation regarding a Professional Services Agreement between the City of Dripping Springs and AG|CM, Inc. regarding Preconstruction Services.**

**V. EXECUTIVE SESSION**

*The TIRZ No. 1 & No. 2 Board for the City of Dripping Springs has the right to adjourn into executive session at any time during the course of this meeting to discuss any matter as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development). The TIRZ No. 1 & No. 2 Board for the City of Dripping Springs may act on any item listed in Executive Session in Open Session or move any item from Executive Session to Open Session for action.*

**VI. UPCOMING MEETINGS**

- A. **TIRZ Board Meetings:**  
**May 6, 2019 - 4:00 Regular Meeting**

June 3, 2019 - 4:00 Regular Meeting

- B. City Council & Board of Adjustment:  
April 9, 2019 - Workshop 6:00 p.m., Regular Meeting 6:30 p.m.  
April 16, 2019 - Regular Meeting 6:00 p.m.  
May 14, 2019 - Workshop 5:30 p.m., Regular Meeting 6:30 p.m.

VII. ADJOURN

VIII. TEXAS OPEN MEETINGS ACT PUBLIC NOTIFICATION & POSTING OF MEETING

*All agenda items listed above are eligible for discussion and action unless otherwise specifically noted. This notice of meeting is posted in accordance with Chapter 551, Government Code, Vernon's Texas Codes. Annotated.*

*I certify that this notice of meeting was posted at the City of Dripping Springs City Hall and website, [www.cityofdrippingsprings.com](http://www.cityofdrippingsprings.com), on March 29, 2019 at 2:00 p.m.*

  
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City Secretary

*This facility is wheelchair accessible. Accessible parking spaces are available. Requests for auxiliary aids and services must be made 48 hours prior to this meeting by calling (512) 858-4725.*

