

CITY OF DRIPPING SPRINGS, TEXAS
MINUTES OF
TAX INCREMENT REINVESTMENT ZONES (TIRZS) NUMBER 1 & NUMBER 2
AUGUST 7, 2017

A meeting of Tax Increment Reinvestment Zones (TIRZs) Number 1 & Number 2 of the City of Dripping Springs was held Monday, August 7, 2017, beginning at 4:00 PM in the Council Chambers at City Hall, 511 Mercer Street, Dripping Springs, Texas.

Board Members Present:

Dave Edwards – Chair
Missy Atwood
Mike Figer
Dr. Bruce Gearing
John McIntosh

Board Members Absent:

Ray Whisenant

City Staff/Appointed Officials

City Administrator Michelle Fischer
Deputy City Administrator Ginger Faught
Assistant City Attorney Laura Mueller
Keenan Smith, Project Manager

With a quorum of the members present, Mim James called the meeting to order at 4:11 p.m. It was noted that Board Member Ray Whisenant was not in attendance.

PRESENTATION OF CITIZENS. The meeting was opened for public comments. Hearing none, the public comment section was closed.

MINUTES. *Consideration and possible action on:*

A. Approval of the Regular Meeting Minutes, July 10, 2017

A motion was made by David Edwards to approve the Regular Meeting Minutes of July 10, 2017. Mim James seconded the motion. The motion carried unanimously.

B. Approval of the Regular Meeting Minutes, July 24, 2017

A motion was made by Joh McIntosh to approve the Regular Meeting Minutes of July 24, 2017. Missy Atwood seconded the motion. The motion carried 5 to 1, with Mim James abstaining due to absence.

BUSINESS (TIRZ #1 and TIRZ #2):

Discussion and possible action on:

- A. Recommendation Regarding Selection of Engineering and Land Surveying Support Services Firm
 - 1. *Statement of Qualifications*
 - 2. *Evaluation Committee*
 - 3. *Recommendation*
 - 4. *Discussion Regarding Task Order #1*
- B. Recommendations Regarding Selection of Architect and Land Planning Support Services Firm
 - 1. *Statement of Qualifications*
 - 2. *Evaluation Committee*
 - 3. *Recommendation*
 - 4. *Discussion Regarding Task Order #1*

The Board took up items A and B concurrently.

Keenan Smith presented the Statement of Qualifications and gave a report of the Evaluation Committees recommendation.

A motion was made by Mim James to approve recommendation of HDR Engineering, Inc. for Engineering and Land Surveying Support Services; and McCann Adams Studio for Architect and Land Planning Support Services for Professional Services Agreements for TIRZ Projects. Mike Figer seconded the motion. The motion carried unanimously.

- C. Professional Services Agreement for TIRZ 1 & 2 Administrator

Laura Mueller presented the item.

A motion was made by Missy Atwood to move forward with Taussig and Associations for the Professional Services Agreement for TIRZ 1 & 1 Administrator. Mike Figer seconded the motion. The motion carried unanimously.

- D. Report on Draft Stakeholder Memorandum of Understanding for Town Hall Center Project

Laura Mueller reviewed the MOU via conference call with Kate Loveritt and Oscar Trevino. She stated the timeline and deadline need work, and that City Council will be approving Task Order 1 at the August 15th meeting.

The board requested information on how long it would take to create the concept plan and what the context of the plan is; how much time each entity would need to review the plan; and that Task Order 1 be defined.

Laura outlined the following timeline:

- August 14, 2017 – Special TIRZ Meeting
- October 1, 2017 – Begin Gap Analysis
- November 11, 2017 – Preliminary Plan Review
- December 31, 2017 – Concept Plan Complete
- March 31, 2018 – Termination Date for MOU

Mim James requested a timeline chart be included in the MOU.

E. TIRZ Board Number One & Number 2 Budget Request for Fiscal Year 2018

Keenan Smith gave an update on the Fiscal Year 2018 TIRZ Board Budget Request, and requested that City Treasurer Gina Gillis prepare the TIRZ Expenditure Report and send to Hays County.

F. TIRZ Board Number One & Number 2 Site Trip Visit to metroplex and Temple, Texas to view other similar Town Center projects

The Board decided that they would possibly do the site visit on September 11, 2017.

ADJOURNMENT

A motion was made by John McIntosh to adjourn the meeting. Mike Figer seconded the motion. The motion carried unanimously. The meeting adjourned at 5:43 p.m.

Approved on October 2, 2017

By: _____
Dave Edwards, Chair