

AGENDA FOR REGULAR MEETING

CITY OF KERRVILLE, TEXAS

ECONOMIC IMPROVEMENT CORPORATION

MONDAY, JUNE 23, 2014 AT 4:00 P.M.

KERRVILLE CITY HALL COUNCIL CHAMBERS

701 MAIN STREET, KERRVILLE, TEXAS

AGENDA FOR REGULAR MEETING OF THE
CITY OF KERRVILLE, TEXAS
ECONOMIC IMPROVEMENT CORPORATION
MONDAY, JUNE 23, 2014, 4:00 P.M.
KERRVILLE CITY HALL COUNCIL CHAMBERS
701 MAIN STREET, KERRVILLE, TEXAS

CALL TO ORDER

INVOCATION

1. VISITORS / CITIZENS FORUM:

Any citizen with business not scheduled on the agenda may speak to the corporation. No deliberation or action can be taken on these items because the Open Meetings Act requires an item be posted on an agenda 72 hours before the meeting. Visitors are asked to limit their presentation to three minutes.

2. ELECTION OF OFFICERS

3. APPROVAL OF THE MINUTES:

3A. Minutes of the regular meeting held May 19, 2014.

4. MONTHLY REPORTS:

4A. Monthly financials for May 2014. (staff)

4B. Projects update. (staff)

River Trail and Parks projects

Cailloux Theater Interior Lighting project

Cailloux Theater Expansion

Schreiner University Athletic and Event Center

4C. Update regarding "GO Team" activities. (staff)

4D. Update on the Water Reuse Feasibility Study completed by Freese & Nichols, Inc. (staff)

5. DISCUSSION AND POSSIBLE ACTION:

5A. Kerrville Economic Development Corporation Fiscal Year 2015 funding request in the amount of \$166,250.00. (Jonas Titas)

5B. Approval of allocation of River Trail bond funds to the Louise Hays Park Improvement project to cover construction costs. (staff)

The facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this event. Please contact the City Secretary's Office at 830-257-8000 for further information.

I do hereby certify that this notice of meeting was posted on the bulletin board at the city hall of the city of Kerrville, Texas, and said notice was posted on the following date and time: June 19, 2014, at 3:30 p.m. and remained posted continuously for at least 72 hours preceding the scheduled time of the meeting.

Cheryl Brown

Deputy City Secretary, City of Kerrville, Texas

6. EXECUTIVE SESSION:

The Economic Improvement Corporation may, as permitted by law, adjourn into executive session at any time to discuss any matter listed above including if they meet the qualifications in Sections 551.071 (consultation with attorney), 551.072 (deliberation regarding real property), 551.073 (deliberation regarding gifts), 551.074 (personnel matters), 551.076 (deliberation regarding security devices), and 551.087 (deliberation regarding economic development negotiations) of Chapter 551 of the Texas Government Code, including the following matters:

4A. River Trail and Parks projects

7. ADJOURNMENT

The facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this event. Please contact the City Secretary's Office at 830-257-8000 for further information.

I do hereby certify that this notice of meeting was posted on the bulletin board at the city hall of the city of Kerrville, Texas, and said notice was posted on the following date and time: June 18, 2014, at 3:30 p.m. and remained posted continuously for at least 72 hours preceding the scheduled time of the meeting.

Cheryl Brown

Deputy City Secretary, City of Kerrville, Texas

Agenda Item:

3A. Minutes of the regular meeting held May 19, 2014. (staff)

CITY OF KERRVILLE, TEXAS ECONOMIC IMPROVEMENT CORPORATION
REGULAR MEETING

May 19, 2014

On Monday, May 19, 2014, the regular meeting of the directors of the City of Kerrville, Texas Economic Improvement Corporation, was called to order at 4:00 p.m. by David Wampler, President in the Council Chambers at City Hall, at 701 Main Street, Kerrville, Texas.

The invocation was offered by Mr. Howard.

Members Present:

David Wampler, President
Kenneth Early, Vice President
Rex Boyland, Secretary
Stacie Keeble
Larry Howard
Polly Rickert

Members Absent:

Gary Cochrane

City Executive Staff Present:

Todd Parton, City Manager
Mike Hayes, City Attorney
Cheryl Brown, Deputy City Secretary
Ashlea Boyle, Special Projects Manager
Kim Meisner, Director of General Operations
Sandra Yarbrough, Director of Finance
Malcolm Matthews, Director of Parks and Recreation
Brian Crenwelge, Project Manager

Visitors Present: Visitor list available in the City Secretary's Office for the required retention period.

1. VISITORS/CITIZENS FORUM:

2. APPROVAL OF THE MINUTES:

2A. Minutes of the regular meeting held April 28, 2014

Mr. Howard moved to approve the minutes for the regular meeting held March 24, 2014.

Ms. Rickert seconded, and the motion passed 6-0.

3. MONTHLY REPORTS:

3A. Monthly financials for April 2014

Ms. Yarbrough reported that the beginning balance in the sales tax improvement fund was \$2,687,745.00. During the month of April, there was \$21,467.00 in revenue, and \$47,500.00 in expenses, leaving an ending balance as of April 30, 2014 of \$2,858,712.00. She reported that the sales tax revenue was 4.23% ahead of the projected budget. She also reviewed the Capital Projects Fund and the cash and investments accounts.

3B. Capital projects update
River Trail and Parks projects

Mr. Crenwelge reported the progress of the River Trail Project. He reported that Package F site work was 18% completed, and the Package B was in the survey process; the spray park was to begin construction in mid-June, and bids for the park improvements would be taken next week.

Cailloux Theater Interior Lighting Project

Ms. Boyle reported the contract for the dimmer rack was awarded to Texas Scenic, in the amount of \$38,000.00. Work was to begin on June 3, 2014, with an expected ten-day completion.

Cailloux Theater Expansion

Ms. Boyle reported fund-raising efforts were continuing.

Update regarding "GO Team" activities

Ms. Boyle reported that KEDC board voted unanimously to decline to incentivize any retail projects.

4. DISCUSSION AND POSSIBLE ACTION:

4A. Discuss the Fiscal Year 2015 Budget

Mr. Parton reviewed the draft of the Fiscal Year 2015 budget. He gave details of each project that was funded, as well as the amounts spent on land acquisition for the River Trail project. He also answered questions from the board regarding the funding that was allocated for the streetscape and the boardwalk projects, as well as various other questions and comments regarding the budget. The consensus of the board was to postpone any further discussion of the budget until the joint meeting with the City Council that was to take place in June.

Mr. Parton reported that the Kerrville Economic Development Corporation planned to present their proposed budget to the board at their next meeting.

4B. Airport Commerce Park Development Agreement

Mr. Parton reviewed the agreement briefly. Harvey Brinkman spoke about the triggers in the agreement, and relayed the developer's desire to either postpone Phase 2, or revise the agreement to take out the requirement to begin that phase. The consensus of the board was to ask the developer and owner of the property for some input to help them to solve the problem.

5. EXECUTIVE SESSION: There was no executive session.

ANNOUNCEMENTS: None

The meeting was adjourned at 5:07 p.m.

APPROVED: _____

David Wampler, President

ATTEST:

Cheryl Brown
Deputy City Secretary

Agenda Item:

4A. Monthly financials for May 2014. (staff)

**TO BE CONSIDERED BY THE EIC
CITY OF KERRVILLE, TEXAS**

SUBJECT: EIC Financials

FOR AGENDA OF: June 23, 1014 **DATE SUBMITTED:** June 16, 2014

SUBMITTED BY: Sandra G. Yarbrough **CLEARANCES:**
Director of Finance

EXHIBITS: Monthly Financials
AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: 

Expenditure Required:	Current Balance in Account:	Amount Budgeted:	Account Number:
\$	\$	\$	

PAYMENT TO BE MADE TO:

REVIEWED BY THE DIRECTOR OR FINANCE:

SUMMARY STATEMENT

The City of Kerrville staff will present and update the EIC on a monthly basis as to the status of the EIC's financial position.

RECOMMENDED ACTION

Recommend acceptance of the financials.

CITY OF KERRVILLE
Economic Improvement Corporation
Sales Tax Improvement Fund

Cash Balance as of May 1, 2014 \$ 2,858,711

Deposits:

Sales Tax	\$ 268,682
Interest Revenue	\$ 410
	<u>\$ 269,092</u>

Expenses:

Administrative Service Fee	\$ 8,333
Transfer for Debt Service - 2012	\$ 14,167
Transfer - Park Improvements	\$ 25,000
Total Expenses	<u>\$ 47,500</u>

Revenues Over (Under) Expenditures \$ 221,593

Ending Cash Balance as of May 31, 2014

\$ 3,080,304

City of Kerrville
Economic Improvement Corporation
Sales Tax Improvement Fund - Revenue and Expense Statement
For the month ending May 31, 2014

	Annual Budget	Current Period	Y-T-D Actual	% of Budget	Budget Balance
BEGINNING CASH BALANCE	\$ 2,598,336		\$ 2,598,336		
REVENUE:					
Sales and Use Tax	\$ 2,750,000	\$ 268,682	\$ 1,910,456	69.47%	\$ 839,544
Interest	\$ 5,000	\$ 410	\$ 2,970	59.41%	\$ 2,030
Transfer In	\$ -	\$ -	\$ 96,643	6911.00%	\$ (96,643)
TOTAL REVENUE	<u>\$ 2,755,000</u>	<u>\$ 269,092</u>	<u>\$ 2,010,069</u>	<u>72.96%</u>	<u>\$ 841,574</u>
	Annual Budget	Current Period	Y-T-D Actual & Encumbrance	% of Budget	Budget Balance
EXPENDITURES:					
Administrative					
Advertising/Supplies	\$ 500	\$ -	\$ 90	18.05%	\$ 410
Transfer to Debt Service Fund	\$ 68,000		\$ 69,853	102.72%	\$ (1,853)
Transfer to Debt Service Fund - River Trail	\$ 170,000	\$ 14,167	\$ 113,333	66.67%	\$ 56,667
Economic Development Governing Body	\$ 60,000	\$ -	\$ 60,000	100.00%	\$ -
Annual Disclosure Fee	\$ 3,500	\$ -	\$ -	0.00%	\$ 3,500
River Trail Contribution	\$ 300,000	\$ 25,000	\$ 200,000	66.67%	\$ 100,000
Administrative Services Fee	\$ 100,000	\$ 8,333	\$ 66,666	66.67%	\$ 33,334
Total Administrative	<u>\$ 702,000</u>	<u>\$ 47,500</u>	<u>\$ 509,942</u>	<u>72.64%</u>	<u>\$ 192,058</u>
Category I - Business Development					
Revolving Loan Fund	\$ 100,000	\$ -	\$ -	0.00%	\$ 100,000
ED Set Aside	\$ 250,000	\$ -	\$ -	0.00%	\$ 250,000
Fox Tank - Reimbursement Agreement	\$ -		\$ 150,000		\$ (150,000)
Unspecified	\$ 146,750	\$ -	\$ -	0.00%	\$ 146,750
Total Category I	<u>\$ 496,750</u>	<u>\$ -</u>	<u>\$ 150,000</u>	<u>100.00%</u>	<u>\$ 346,750</u>
Category II - Quality of Life					
Special Events	\$ 100,000		\$ 118,159	118.16%	\$ (18,159)
Downtown Wireless	\$ 100,000	\$ -	\$ -	0.00%	\$ 100,000
Streetscape	\$ 250,000	\$ -	\$ -	0.00%	\$ 250,000
History Center	\$ 400,000	\$ -	\$ -	0.00%	\$ 400,000
Baseball Complex	\$ 500,000	\$ -	\$ -	0.00%	\$ 500,000
Unspecified	\$ 365,000	\$ -	\$ 750,000	205.48%	\$ (385,000)
Total Category II	<u>\$ 1,715,000</u>	<u>\$ -</u>	<u>\$ 868,159</u>	<u>50.62%</u>	<u>\$ 846,841</u>
Category III - Public Infrastructure					
Village West - Water (1/2 cost)	\$ 500,000	\$ -	\$ -	0.00%	\$ 500,000
Village West - Wastewater	\$ 750,000	\$ -	\$ -	0.00%	\$ 750,000
Total Category III	<u>\$ 1,250,000</u>	<u>\$ -</u>	<u>\$ -</u>	<u>0.00%</u>	<u>\$ 1,250,000</u>
Contingency	\$ -				\$ -
TOTAL EXPENDITURES	<u>\$ 4,163,750</u>	<u>\$ 47,500</u>	<u>\$ 1,528,101</u>	<u>36.70%</u>	<u>\$ 2,635,649</u>
NET REVENUES TO EXPENDITURES	<u>\$ (1,408,749)</u>	<u>\$ 221,594</u>	<u>\$ 481,968</u>		
ENDING CASH BALANCE: May 31, 2014	Budget \$ 1,189,586		Actual \$ 3,080,304		

CITY OF KERRVILLE
Economic Improvement Corporation
SALES TAX REVENUE ANALYSIS

	Actual FY 2011	Actual FY 2012	FY 2012	Actual FY 2013	Approved 2014	FY 2014	Actual FY 2014	Difference Projected vs Actual	% of Projected Variance
October	\$ 184,602	\$ 219,934	\$	\$ 226,663	\$	227,546	\$ 241,503	\$ 13,957	5.78%
November	\$ 207,677	\$ 203,379	\$	\$ 210,744	\$	211,566	\$ 233,371	\$ 21,806	9.34%
December	\$ 169,550	\$ 208,227	\$	\$ 204,782	\$	205,583	\$ 214,424	\$ 8,841	4.12%
January	\$ 195,030	\$ 204,051	\$	\$ 217,647	\$	218,496	\$ 229,761	\$ 11,265	4.90%
February	\$ 241,320	\$ 264,744	\$	\$ 284,177	\$	285,276	\$ 296,036	\$ 10,760	3.63%
March	\$ 169,754	\$ 186,812	\$	\$ 205,749	\$	206,552	\$ 207,869	\$ 1,317	0.63%
April	\$ 157,729	\$ 185,835	\$	\$ 215,800	\$	216,643	\$ 218,030	\$ 1,387	0.64%
May	\$ 234,742	\$ 223,320	\$	\$ 251,468	\$	252,446	\$ 267,869	\$ 15,422	5.76%
June	\$ 186,441	\$ 195,775	\$	\$ 234,781					
July	\$ 190,696	\$ 210,758	\$	\$ 216,641					
August	\$ 238,491	\$ 239,007	\$	\$ 245,964					
September	\$ 179,133	\$ 203,486	\$	\$ 224,905					
Total	\$ 2,355,166	\$ 2,545,329	\$	\$ 2,739,321	\$	1,824,109	\$ 1,908,864	\$ 84,756	4.44%

CITY OF KERRVILLE
Economic Improvement Corporation
EIC Capital Projects Fund

Cash Balance as of May 1, 2014		\$ 1,002,651
Revenues:		
		-
		-
Total Revenues/Transfer In	<u>\$</u>	<u>-</u>
Expenses:		
Cailloux Theater Lighting		64
Kerrville Festival of the Arts		169
Total Expenses	<u>\$</u>	<u>233</u>
Revenue Over (Under) Expenditures		<u>\$ (233)</u>
Ending Cash Balance as of May 31, 2014		<u><u>\$ 1,002,418</u></u>

CITY OF KERRVILLE
Economic Improvement Corporation
Sales Tax Improvement Capital Projects Fund
Project Status Summary
For the month ending April 30, 2014

YEAR(S) FUNDED	PROJECTS	Funding Agreement	Agreement Commitment	EIC Funded To Date	Non-EIC Funding	Total Funded	Project Expenses to Date	Project Balance	EIC Future Allocation Balance
2009/10	Commercial Improvement Program		\$ 100,000	\$ 100,000		\$ 100,000	\$ 20,000	\$ 80,000	
2010/11	Commercial Improvement Program		\$ 100,000	\$ 100,000		\$ 100,000	\$ -	\$ 100,000	
2011-12	Downtown Utilities		\$ 300,000	\$ 300,000		\$ 300,000	\$ 300,000	\$ -	
2012-13	Golf Course Improvements		\$ 608,141	\$ 608,141		\$ 518,568	\$ 518,568	\$ -	
2012-13	Downtown Streetscape		\$ 35,100	\$ 35,100		\$ 35,100	\$ 31,180	\$ 3,920	
2012-13	Playhouse 2000		\$ 118,000	\$ 118,000		\$ 118,000	\$ 113,469	\$ 4,532	
2012-13	Cailloux Theater Lighting		\$ 200,652	\$ 200,652		\$ 200,652	\$ 4,675	\$ 195,977	
2013-14	Cailloux Theater Expansion		\$ 500,000	\$ 500,000		\$ 500,000	\$ -	\$ 500,000	
	Special Events		\$ 118,159	\$ 118,159		\$ 118,159	\$ 169	\$ 117,990	
	Fox Tank		\$ 150,000	\$ 150,000		\$ 150,000	\$ 150,000	\$ -	
TOTALS			\$ 2,230,052	\$ 2,230,052		\$ 2,140,479	\$ 987,892	\$ 1,002,418	

Cash Balance on 5/31/2014 \$ 1,002,418

Fund 70 - General Capital Improvement Projects - supported by EIC					
PROJECTS		Funding Agreement	Agreement Commitment	Total Funded	Expense
2011-12	River Trail	C2011-76	\$ 6,000,000	\$ 5,733,330	\$ 1,182,607
2011-12	Louise Hays Park Improvements	C2011-76	\$ 2,000,000	\$ 2,000,000	\$ 210,377
TOTALS			\$ 8,000,000	\$ 7,733,330	\$ 1,392,983
				\$ 6,340,346	

Cash and Investments

Ending May 31, 2014

Cash and Investment Balances by Fund			
<u>Fund</u>	<u>Fund Name</u>	<u>Balance</u>	<u>Period</u>
40	Sales Tax Improvement Fund	\$ 3,080,304	5/31/2014
43	EIC Debt Service Fund	\$ -	5/31/2014
75	EIC Projects Fund	\$ 1,002,418	5/31/2014
	Total EIC Cash Balance	\$ 4,082,722	5/31/2014

<u>Type</u>	<u>Investment Vehicle</u>	<u>Amount</u>	<u>Interest Earned</u>	<u>Interest Earned (Annualized)</u>	<u>Period Ending</u>
Cash	Wells Fargo Checking	\$ 340,344	\$ -	0.00%	5/31/2014
ST Investment	EIC TexPool	\$ 1,623,609	\$33.66	0.02%	5/31/2014
ST Investment	EIC TexStar	\$ 1,624,736	\$37.66	0.03%	5/31/2014
HILCO FCU	CD	\$ 247,216	\$136.40	0.66%	5/31/2014
Kerr County FCU	CD	\$ 246,817	\$202.69	0.99%	5/31/2014
	Total Cash & Investments	\$ 4,082,722	\$410.41	0.12%	

Agenda Item:

- 4B. Projects update. (staff)
 - River Trail and Parks projects
 - Cailloux Theater Interior Lighting project
 - Cailloux Theater Expansion
 - Schreiner University Athletic and Event Center

**TO BE CONSIDERED BY THE
ECONOMIC IMPROVEMENT CORPORATION
CITY OF KERRVILLE, TEXAS**

SUBJECT: Projects Update

FOR AGENDA OF: June 23, 2014 **DATE SUBMITTED:** June 17, 2014

SUBMITTED BY: Ashlea Boyle *AB* **CLEARANCES:** Todd Parton
Special Projects Manager City Manager

EXHIBITS: Project Status Reports

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: 

Expenditure	Current Balance	Amount	Account
Required:	in Account:	Budgeted:	Number:
\$	\$	\$	

PAYMENT TO BE MADE TO:

REVIEWED BY THE DIRECTOR OF FINANCE:

SUMMARY STATEMENT

Staff will provide reports on the following projects:

- River Trail and Parks Projects
- Cailloux Theater Interior Lighting Project
- Cailloux Theater Expansion (support facility)
- Schreiner University Athletic and Event Center

RECOMMENDED ACTION

This report is for informational purposes only. No action required.

CITY OF KERRVILLE

EIC River Trail Update

Brian Crenwelge

June 23, 2014

Updates highlighted.

4B Funds

\$6,000,000 (River Trail Project)

\$2,000,000 (Louise Hays and Lehmann & Monroe Parks Renovation Project)

Status Report: Kerrville River Trail - Riverside Nature Center (RNC) to Louise Hays Park (Package A)

SCOPE	Extends from a new trailhead at the Riverside Nature Center parking lot, along the west property line of the RNC, down to the river's edge, under the Lemos St. Bridge, construction of a trail bridge across the river, through Tranquility Island, to the west end of the parking area in Louise Hays Park. The 10' wide trail will be constructed of concrete, except for the segment that runs along the RNC western property line. <i>Total trail length: 0.7 miles</i>
Amenities	Trailheads with lighting, observation/seating areas, bridge, drainage, and signage. [Additional amenities, such as trail entries, kiosks, and interpretive signage, will be added, once designed.]

PHASING	Action Item	Schedule (Status)	Task/Issues	Comments/Risks
Recreation easements or Property Agreements	easement to CoK from RNC	complete (6/12; 9/12)	RNC to provide easement to City	requires RNC approval
	lease renewal to RNC from CoK	complete (6/12)	City to provide lease to RNC	City Council approval (6/12)
	approval from TxDOT and GLO for use of state property	complete (5/12)	TxDOT approval of plans and Const./Maint. Agreement	SA office approval; include in MMA
Property Survey	M&B and Topo surveys	complete (3/12)	identify property boundary and grades	
Misc. Reports/Permits	LOMR	upon trail completion	flood level impact, if any	submittal to FEMA
	TPWD (land & water permit)	complete (5/12)	coffer dam - bridge construction review	review by TPWD
	USACE	complete (5/12)	involves jurisdictional waters of the US	no USACE permit required
Design	contract - Hewitt Engineering			
Routing	location of trail	complete (12/11)	define gradients and layout	
Preliminary Design and Construction Drawings	schematic plans; prelim. costs	50% review - complete (12/11)	all project elements	
		75% review - complete (1/12)	all project elements	
		90% review - complete (2/12)	all project elements	
Final Bid Documents	final plans/specs/costs/ documents	complete (3/12)	all project elements	
Bidding/Contracts	secure contractor	bid (3/12); awarded (5/12) to Westar Construction	bid process, contract prep	project delay, bid cost, permit approvals, etc.
Construction	construct project	start (5/12); <u>complete (12/12)</u>	sequencing of work	Dedication and opening 12/15/12

FUNDING - BUDGET		Allocation	Expended - Encumbered	Balance	Cost/Est. for Package	Needed to Complete Package
G.O. bonds (2002)	\$500,000	\$500,000	\$500,000	GO's (2002) \$0	na	
Park Dedication Funds	25,000	25,000	25,000	Park Ded. \$0		2002 bonds/P Ded \$525,000
COs (4B)	<u>\$352,530</u>		292,131	CO's (4B) 60,399		\$292,131
total	\$877,530		\$817,131 [River Trail Master Plan, design, survey, permitting, construction]			<u>\$817,131</u> [complete]

Status Report: Kerrville River Trail - Louise Hays Park to G St. (Package B) and Louise Hays and Lehmann & Monroe Parks

SCOPE	Trail connection to the west end of the Louise Hays Park parking lot (Package A), through Louise Hays Park and Lehmann & Monroe Park, to G St. (west r.o.w. line). This Package will be coordinated with the Jefferson Wastewater Project and Water transmission Line Project. This segment will include the entire scope of work for the Louise Hays Park/Lehmann & Monroe Park Project, as funded by 4B, to include interactive fountain, park amenities and renovation. <i>Total trail length: 1.1 miles</i>
Amenities	Trail - trailheads with security lighting, observation areas, seating areas, bridging, drainage, signage, trail entries, kiosks, and interpretive signage. Parks - park amenities, amphitheater/stage, interactive water feature, event areas, large pavilion upgrades, river access, restrooms, roads/parking, lighting, utilities, landscaping, signage.

PHASING	Action Item	Schedule (Status)	Task/Issues	Comments/Risks
Recreation easements or Property Agreements	easements from property owners	complete by 11/31/13	CoK to secure from property owners; title work and surveys	easement legal proceedings 12/19/13; court appeal date not set; have property access for construction
	construction easements, if needed	Na	na	
Property Survey	M&B and Topo surveys	M&B - complete (9/12) Topo - partially complete	identify property boundary and grades	
Misc. Reports/Permits	LOMR	upon trail completion	flood impact, if any	may require submittal to FEMA
	TPWD (land & water permit)	Na	environmental impact to state waters	review by TPWD
	GLO (state property use)	Na	routing preference	approval by State, if needed
Design	-Trail Routing Options - Halfff -Design Contract - Halfff*, PLA* schematic plan with amenities/est.	complete (6/12) complete (approved 12/11/12)* Schematic - (complete) 50% review - (complete) 75% review - (complete) 90% review - (complete)	define route options w/ costs all remaining design phases all project elements all project elements all project elements all project elements	complete (6/12) Council approval coord. with utilities projects; water feature design/build details being finalized
Final Bid Documents Bidding/Contracts	final plans/specs/costs/ documents secure contractors (GC's & BuyBoard)	complete 1/14 GC - bids received 3/11/14 (rejected); Buyboard contract award 4/8/14 (nte \$800,698); RT contract 4/22/14 (nte \$760,650)	all project elements bid process, contract prep. CoK to segment work and secure contractors	project delay assoc. with approvals Contract work remaining to be bid: buildings, flatwork, park upgrades CoK work remaining: roads, parking, landscape, irrigation
Construction	construct project	CoK start - 1/14 RT start - 5/15 BuyBoard start - 6/14 complete 3/15	sequencing work (C's, BuyBoard, CoK)	typical delays/field alterations

* Halfff Assoc. design agreement terminated; new design agreement with Peter Lewis Architect + Assoc. (PLA) approved 8/13/13.

FUNDING - BUDGET		Allocation	Expended – Encumbered	Balance	Cost/Est. for Package	Needed to Complete Package
COs (4B) - River Trail COs (4B) - LHP/LMP Project		\$1,000,000	Design/survey fees: \$372,986	\$796,148 (w/ land costs)	RT - \$1,154,496	\$1,000,000
		\$2,000,000 \$3,000,000	Land costs: \$269,518 under appeal RT Const: \$760,650 BuyBoard: \$800,698		BuyBoard - \$800,698 GC - \$796,148 \$2,751,342	\$2,000,000

Status Report: Kerrville River Trail - G St. to Kerrville-Schreiner Park (Package F)

SCOPE

Extends from G St. (west r.o.w. line) along the south bank of the river into Kerrville-Schreiner Park. The 10' wide trail will be constructed of concrete. This Package will be coordinated with the Jefferson Wastewater Project and Water transmission Line Project, both slated for completion by fall 2013. *Total trail length: 2.2 miles*

Amenities

Trailheads with parking, security lighting, observation areas, seating areas, trail bridges, drainage, signage, trail entries, kiosks, and interpretive signage.

PHASING	Action Item	Schedule (Status)	Task/Issues	Comments/Risks
Recreation easements or Property Agreements	easement from property owners; land acquisition	complete by 1/31/14	CoK to secure from property owners; title work and surveys	easement legal proceedings on remaining tract being scheduled; property access for construction will be secured
	construction easements, if needed	complete by 12/13, if needed	determine need by 10/13	coord. w/ utilities projects
Property Survey	M&B and Topo surveys	M&B amend. - complete (10/13) topo - complete (12/13)	identify property boundary and grades	
Misc. Reports/Permits	LOMR	upon trail completion	flood impact, if any	may require submittal to FEMA
	TPWD (land & water permit)	Na	environmental impact to state waters	associated with Guadalupe River
	GLO (lease)	not required per GLO	state land/water under G St. bridge	
	TxDOT	processing agreement	access under Loop 534	tentatively approved
Design	-Trail Confirmation - Terra Design Group (TDG) -Final Design Contract – TDG	complete (6/12)	define route options w/ costs	complete (6/12)
Preliminary Design and Construction Drawings	schematic plans with amenities/est.	complete (6/23/13)	all remaining design phases	Council approval (6/23/13)
		Schematic - (complete) 50% review – (complete) 75% review – (complete) 90% review – (complete)	all project elements all project elements all project elements all project elements	coord. with utilities projects
	final plans/specs/costs/ documents	complete 1/14	all project elements	project delay assoc. with approvals
Final Bid Documents Bidding/Contracts	secure contractor	Bids received 3/11/14; contract Award 3/25/14 (nte \$1,835,535)	bid process, contract prep	project delay, bid cost, etc.
Construction	construct project	start - 4/18; complete - 1/15	Sequencing- surveying / site work	typical delays/field alterations

FUNDING - BUDGET		Allocation	Expended – Encumbered	Balance	Cost/Est. for Package	Needed to Complete Package
COs (4B)		\$2,200,000	Design/survey fees: \$228,305 Land Costs: \$176,516 RT Const: \$1,835,535	(\$40,356) (w/ current land costs)	\$2,240,356	\$2,240,356

Status Report: Kerrville River Trail - RNC to Knapp Crossing (Packages C and D)

SCOPE

Extends from a new trailhead at the Knapp Crossing Boat Ramp parking lot, runs adjacent to the river, ties into the Guadalupe St. r.o.w.(Package D) extends to Guadalupe Park and connects to Package A (Package C). The 10' wide trail will be constructed of concrete. Total trail length: 1.6 miles

Amenities

Trailheads with lighting, observation areas, seating areas, trail bridge, drainage, signage, trail entries, kiosks, interpretive signage, and private improvement interface.

PHASING	Action Item	Schedule (Status)	Task/Issues	Comments/Risks
Recreation easements or Property Agreements	easement from property owners	TBD	CoK to secure from property owners; title work and surveys	from property owners
Property Survey	construction easements, if needed	TBD	TBD	from property owners
Misc. Reports/Permits	M&B and Topo surveys	(partially complete)	identify property boundary and grades	
	LOMR		flood impact, if any	may require submittal to FEMA
Design	TPWD (land & water permit)		environmental impact to state waters	review by TPWD
Routing	TBD	(partially complete)	define gradients and layout	waiting for private development
Preliminary Design and Construction Drawings	location of trail	(partially complete)		" " " "
	schematic plan with amenities/est.	50% review – 75% review – 90% review –	all project elements	" " " "
Final Bid Documents	final plans/specs/costs/ documents	TBD	all project elements	" " " "
Bidding/Contracts	secure contractor	TBD	all project elements	" " " "
Construction	construct project	TBD	bid process, contract prep	" " " "
			sequencing of work	" " " "

FUNDING - BUDGET		Allocation		Expended - Encumbered	Balance	Cost/Est. for Package	Needed to Complete Package
CO's (4B)							

Status Report: Kerrville River Trail - Knapp Crossing to West Terminus (Package E)

SCOPE	Extends from Knapp Crossing trailhead to the west terminus of trail on Junction Hwy along the river's edge. The 10' wide trail will be constructed of concrete. Total trail length: up to 1 mile
Amenities	Trailheads with lighting, observation areas, seating areas, trail bridge, drainage, signage, trail entries, kiosks, and interpretive signage.

PHASING	Action Item	Schedule (Status)	Task/Issues	Comments/Risks
Recreation easements or Property Agreements	easement from property owners	TBD	CoK to secure from property owners; title work and surveys	from property owners
	construction easements, if needed	TBD	TBD	from property owners
Property Survey	M&B and Topo surveys	(partially complete)	identify property boundary and grades	
Misc. Reports/Permits	LOMR		flood impact, if any	may require submittal to FEMA
	TPWD (land & water permit)		environmental impact to state waters	review by TPWD
Design	TBD			waiting for private development
	schematic plan with amenities/est.	50% review – (partially complete) 75% review – 90% review –	all project elements all project elements all project elements	" " " "
Final Bid Documents	final plans/specs/costs/ documents	TBD	all project elements	" " " "
Bidding/Contracts	secure contractor	TBD	bid process, contract prep	" " " "
Construction	construct project	TBD	sequencing of work	" " " "

FUNDING - BUDGET		Allocation		Expended - Encumbered	Balance	Cost/Est. for Package	Needed to Complete Package
COs (4B)							

Other Services to be Evaluated

Required reporting and permitting may dictate additional professional services or consolidation of services assigned to the design teams. These include, but are not limited to, the following.

1. Floodplain/Floodway Impact, Hydraulic Analysis, Section 404 – Clean Water Act submittals (Corps of Engineers), and Flood Insurance Rate Map/ Letter of Map Revision preparation and submittal (CoK, FEMA) will be completed by one firm in order to comprehensively address the issues and data collection/reporting. This will avoid multiple submittals (costs) and reduce mistakes and need for resubmittals.
2. Archeological and Environmental Surveys and Section 404 review will need to be completed in areas where sensitive site conditions are probable. We anticipate no extreme findings in the initial surveys/reports; however, if further study is required by state or federal agencies, those services will require amendments to trail segment allocations and the consultant contracts.
3. TDLR permitting for ADA compliance, CoK building permits, Texas Historical Commission plan review, any other city or state agency submittals, will best be submitted by each of the design teams at the time of plan completion. This keeps regulation compliance with the design teams.

ELC River Trail Update June 23, 2014

Package B River Trail:

The contractor has begun pouring concrete at the west end of the River Trail.

The park improvement buildings have been awarded to JM Lowe and Company.

Kraftsman has received a notice to proceed for the spray feature.

Work on the parking lots will begin July 21st.

Package F River Trail:

The initial site work has been completed from G Street to Camp Meeting Creek.

Concrete work will begin after the trail node site work has been completed in approximately three weeks.

Submittals have been turned for concrete, steel, CXT restroom and the shade structure.

**Cailloux Theater Internal Lighting Repair
Project Timeline – 6/23/2014**

*This is for the initial repair to replace the dimmer rack.
The remaining phases will be scheduled later.*

Replace Dimmer Rack

Dimmer Rack Design 100% Complete

Budget = \$49,000

Bid Process

Advertise	March 28, 2014
Pre-Bid Meeting	April 7, 2014
Opened	April 14, 2014
Awarded	April 15, 2014 to Texas Scenic Company, Inc., \$38,000

Construction

Finalized Contract	May 2014
Start Work	June 3, 2014
Complete Work	June 20, 2014

**Cailloux Theater Expansion
Fundraising Timeline – 6/23/2014**

Playhouse 2000 has completed the fundraising strategy for the remaining \$250,000 required to complete the funding for the theater construction project.

Funding Applications – First Step for Playhouse 2000 (COMPLETE)

Three grant applications submitted to cover majority of funding required

- All three grant applications have been approved:
 - \$42,500 (Coates Foundation)
 - \$85,000 (Peterson Foundation)
 - \$125,000 (Cailloux Foundation)
 - \$252,500 Total Raised**

Fundraising Campaign – Second Step for Playhouse 2000 (in progress)

Public portion of fundraising campaign for additional furnishings for the facility (approximately \$50,000)

- One private donation received for \$5,000

Regular Reporting

Quarterly reports to be provided to the City Council by Playhouse 2000 beginning in April 2014

Agenda Item:

4C. Update regarding "GO Team" activities. (staff)

**TO BE CONSIDERED BY THE
ECONOMIC IMPROVEMENT CORPORATION
CITY OF KERRVILLE, TEXAS**

SUBJECT: Update on "GO Team" activities

FOR AGENDA OF: June 23, 2014 **DATE SUBMITTED:** June 17, 2014

SUBMITTED BY: Ashlea Boyle *ab* **CLEARANCES:** Todd Parton
Special Projects Manager City Manager

EXHIBITS:

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: 

Expenditure	Current Balance	Amount	Account
Required:	in Account:	Budgeted:	Number:
\$	\$	\$	

PAYMENT TO BE MADE TO:

REVIEWED BY THE DIRECTOR OF FINANCE:

SUMMARY STATEMENT

The "GO Team" has not met since the last EIC meeting.

One funding application has been received from the Hill Country District Junior Livestock Show Association, Inc. (HCDJLSA) for half of the costs for an exhibition center (\$250,000) and full funding for lamb, goats, and cattle arenas (approximately \$35,000). The HCDJLSA has been informed that the funding application for the exhibition center must be submitted by the property owner. Additional information has also been requested for the arenas as the funding request was for a "ball park figure".

RECOMMENDED ACTION

This report is for informational purposes only. No action required.

Agenda Item:

4D. Update on the Water Reuse Feasibility Study completed by Freese & Nichols, Inc. (staff)

**TO BE CONSIDERED BY THE
ECONOMIC IMPROVEMENT CORPORATION
CITY OF KERRVILLE, TEXAS**

SUBJECT: Update on the Water Reuse Feasibility Study completed by Freese and Nichols, Inc.

FOR AGENDA OF: June 23, 2014 **DATE SUBMITTED:** June 17, 2014

SUBMITTED BY: Ashlea Boyle *AB* **CLEARANCES:** Todd Parton
Special Projects Manager City Manager

EXHIBITS: Water Reuse Feasibility Study

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: *W*

Expenditure	Current Balance	Amount	Account
Required:	in Account:	Budgeted:	Number:
\$	\$	\$	

PAYMENT TO BE MADE TO:

REVIEWED BY THE DIRECTOR OF FINANCE:

SUMMARY STATEMENT

Freese and Nichols, Inc. (FNI) has completed its final draft of the Water Reuse Feasibility Study. The report evaluates the technical feasibility of the project and provides a detailed opinion of probable construction costs.

FNI has also outlined a potential first phase, which would impound 105 million gallons of effluent in a large pond. A detailed construction cost estimate of \$14,863,000 is provided in the report.

With the increasing level of state oversight and operational restrictions, the need to develop effluent as another water source is heightened. Effluent provides for a very firm supply of water that can initially be used for irrigation and can ultimately be available to supplement the potable water supply.

This report was presented to the City Council at their special meeting on June 10, 2014. City staff is running a financial model to determine the economic viability and timing of this project.

RECOMMENDED ACTION

This report is for informational purposes only. No action required.



Water Reuse Feasibility Study

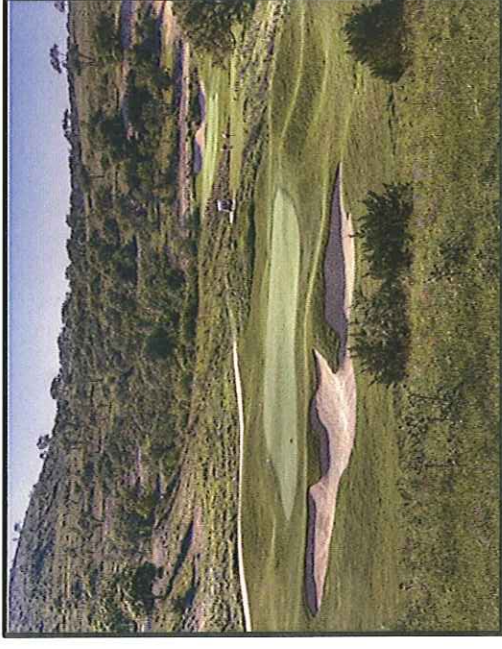
CITY OF KERRVILLE

June 10, 2014



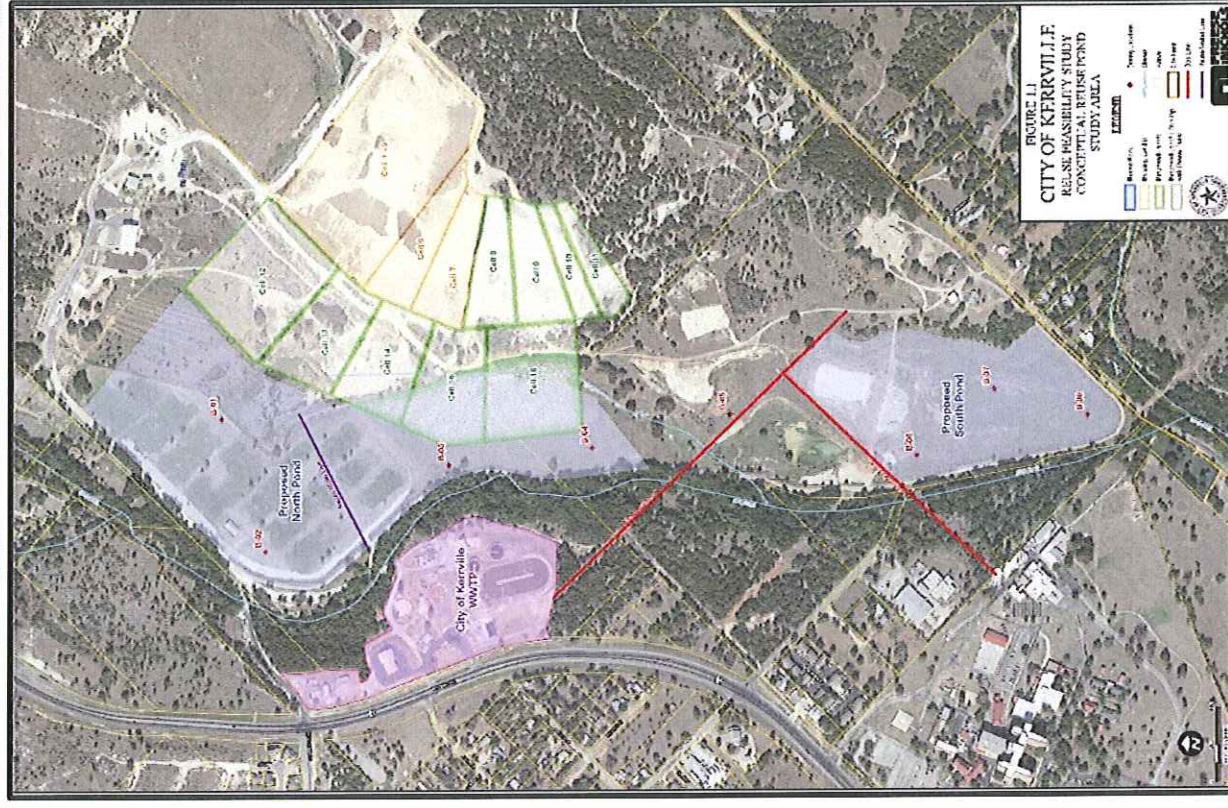
Water Reuse Project Drivers

- The City provides 100% of its summertime WWTP effluent as reuse water to six current irrigation customers
 - Tivy HS, Comanche Trace GC, KCAS, HCYSA, Schreiner GC, Truck haulers
- Potential reuse customers requesting reuse water from City
- Reuse storage ponds would allow flexibility to match year-round reuse water supply and demand



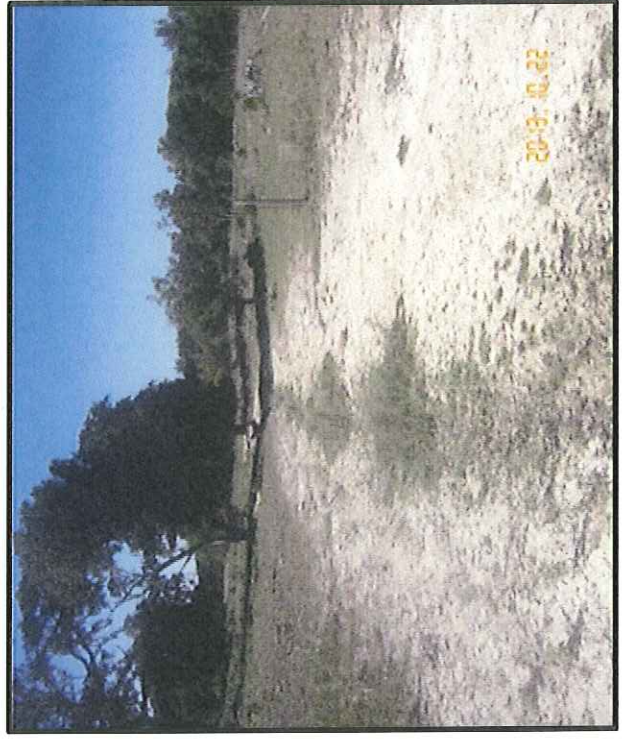
Reuse Feasibility Study Components

- Topographic Survey
- Environmental Site Investigation
- Geotechnical
- Floodplain Analysis
- Regulatory Requirements
- Infrastructure Requirements



Environmental Site Visit

- Site Visit on October 22, 2013
- Summary of Findings:
 - Proposed System could be designed under USACE Nationwide Permit
 - No endangered species
 - No endangered flowering plants



Geotechnical Investigation



- 8 soil boring locations
- Max excavation depths for ponds based on groundwater and rock
- Suitable material is available for pond construction
- Recommend liner system

LOG OF BORING NO. B-04									
Project Description: Reuse Feasibility Study Project Location: Kerrville, Texas Date Drilling Started: 10/9/2013 Logged By: SH Rig Type: CMC 55 Latitude: 30.022894					Project No.: KER13458 Phase No.: **** Date Drilling Completed: 10/9/2013 Drill Method: CFA Hammer Wt. & Drop: 140 lb., 30 in. Elevation: 1096.68				
DEPTH, ft	TYPE	BLOW COUNTS	SAMPLE		SYMBOL	MATERIAL DESCRIPTION	WATER CONTENT, %	UNIT DRY WT @ 10° pt	ELEVATION, ft
			HAND PENE-TRATION (PT) / IN	RECOVERY, %					
10	SP72	13-12-18 (20)	4.5 (1)			LEAN CLAY (CL), moist to 15" then dry, dark brown, hard	12	87	25
5	SP73	10-11-25 (24)				LIMESTONE, tan, weathered, thinly bedded, hard, alternating with thicker beds of very soft, marly limestone			
10	SP74	11-18-12 (21)				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
15	SP75	14-19 (14)				LIMESTONE, tan, weathered, thinly bedded, hard, alternating with thicker beds of very soft, marly limestone			
20	SP76	16-11-9 (26)				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
25	SP77	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
30	SP78	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
35	SP79	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
40	SP80	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
45	SP81	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
50	SP82	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
55	SP83	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
60	SP84	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
65	SP85	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
70	SP86	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
75	SP87	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
80	SP88	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
85	SP89	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
90	SP90	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
95	SP91	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
100	SP92	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
105	SP93	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
110	SP94	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
115	SP95	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
120	SP96	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
125	SP97	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
130	SP98	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
135	SP99	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
140	SP100	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
145	SP101	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
150	SP102	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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165	SP105	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
170	SP106	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
175	SP107	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
180	SP108	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
185	SP109	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
190	SP110	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
195	SP111	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
200	SP112	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
205	SP113	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
210	SP114	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
215	SP115	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
220	SP116	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
225	SP117	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
230	SP118	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
235	SP119	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
240	SP120	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
245	SP121	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
250	SP122	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
255	SP123	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
260	SP124	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
265	SP125	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
270	SP126	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
275	SP127	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
280	SP128	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
285	SP129	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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380	SP148	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
385	SP149	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
390	SP150	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
395	SP151	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
400	SP152	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
405	SP153	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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425	SP157	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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455	SP163	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
460	SP164	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
465	SP165	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
470	SP166	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
475	SP167	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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505	SP173	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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530	SP178	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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550	SP182	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
555	SP183	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
560	SP184	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
565	SP185	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
570	SP186	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
575	SP187	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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585	SP189	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
590	SP190	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
595	SP191	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
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605	SP193	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
610	SP194	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
615	SP195	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
620	SP196	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
625	SP197	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
630	SP198	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
635	SP199	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
640	SP200	50-1-00				LEAN TO FAT CLAY (CL-CH), light brown, moist, stiff			
645	SP201	50-1-00							

**FREESE
AND
NICHOLS**

- ✓ South Pond is most feasible alternative



Water Reuse Regulatory Requirements



- Pond construction would comply with City's existing TCEQ Reuse Authorization
- Direct potable reuse (DPR) requirements evaluated on a case by case basis by TCEQ
- No pre-existing case for ASR reuse but treatment requirements would be similar to DPR



Colorado River MWD – Big Spring Raw Water Production Facility

**FREESE
AND
NICHOLS**

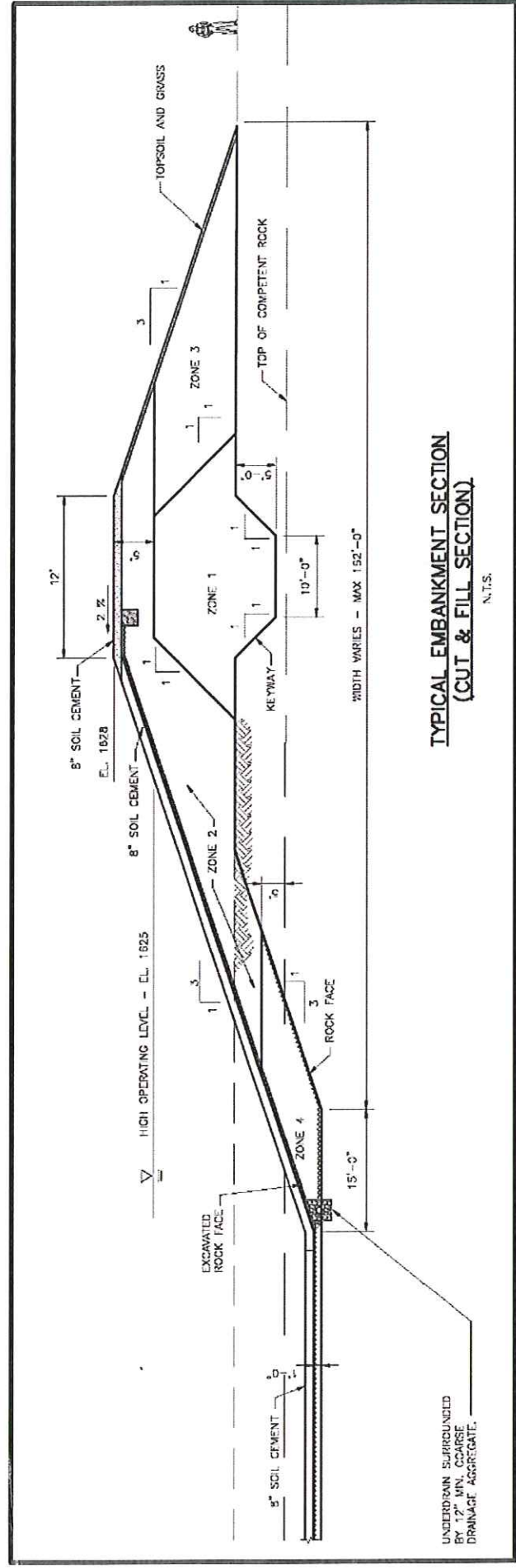
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Water Reuse Infrastructure Costs

Item	Reuse Infrastructure Components	Cost
1	105 MG Reuse Pond	\$9,389,000
2	3000 LF of 24" Gravity Line from WWTP	\$767,000
3	Reuse Pump Station	\$1,611,000
4	4500 LF of 12" Pipeline to Existing Reuse System	\$620,000
5	Construction Contingency @ 20%	\$2,477,000
Subtotal:		\$14,864,000
Engineering & Construction Management @ 13%:		\$1,932,000
Project Total:		\$16,796,000

Floodplain

- Remove the Reuse Storage Ponds from the Floodplain
 - Berm Elevation = 1628'
 - Max Height above natural ground = 26'

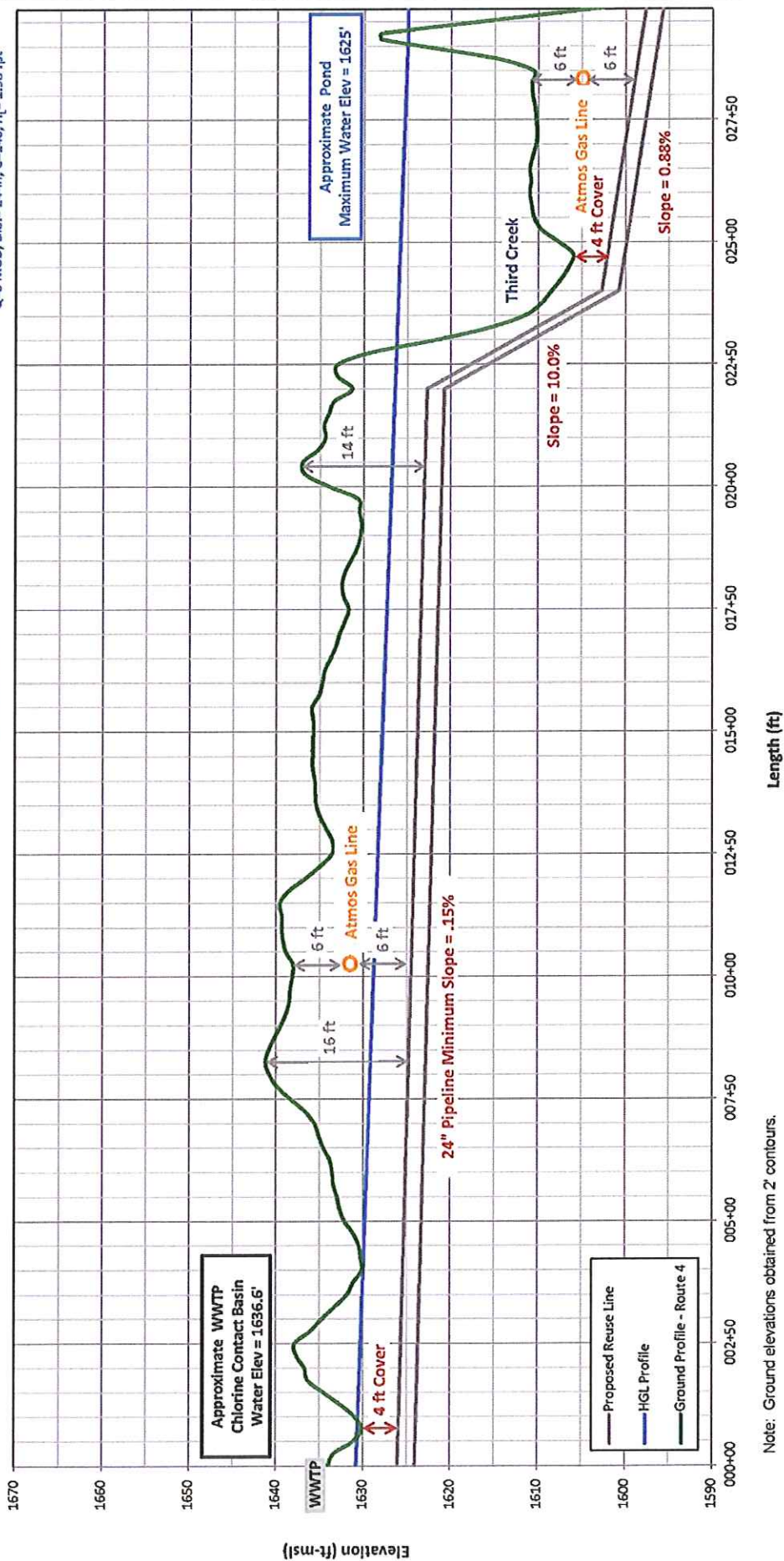


Water Reuse Pump Station



City of Kerrville Reuse Water Gravity Pipeline Profile WWTP to the Pond - 24" PVC

Q=8 MGD, Dia.= 24-in, C=140, H_f = 1.98 fpt





Questions and Discussion

CITY OF KERRVILLE

June 10, 2014



Agenda Item:

5A. Kerrville Economic Development Corporation's annual funding request.
(Jonas Titas)

**TO BE CONSIDERED BY THE EIC
CITY OF KERRVILLE, TEXAS**

SUBJECT: Kerr Economic Development Corporation FY2015 funding request in the amount of \$166,250

FOR AGENDA OF: June 24, 2014

DATE SUBMITTED: June 17, 2014

SUBMITTED BY: Jonas Titas
KEDC Executive Director

CLEARANCES: Todd Parton
City Manager

EXHIBITS: KEDC FY2015 Budget

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: 

Expenditure	Current Balance	Amount	Account
Required:	in Account:	Budgeted:	Number:
\$	\$	\$	

PAYMENT TO BE MADE TO:

REVIEWED BY THE DIRECTOR OF FINANCE:

SUMMARY STATEMENT

The Kerr Economic Development Corporation (KEDC) Board approved the FY2015 budget at their June 5, 2014 meeting. KEDC is requesting \$16,250 each from the City, County, and KPUB and \$166,250 from the Economic Improvement Corporation (EIC). The City Council's funding request will be considered at their meeting of June 24, 2014. This brings KEDC's total income from stakeholders to \$215,000. The EIC's contribution for FY2014 was \$60,000.

Expenses for the adopted budget are \$242,100. This budget request represents a 5% decrease of our baseline funding levels to address a projected carryover of our operations budget from previous years.

RECOMMENDED ACTION

Consideration and approval of the KEDC FY2015 funding request of \$166,250.

Kerrville Economic Development Corporation
2014/2015 Budget Draft

	FY 12/13	FY 13/14	FY 14/15
Income			
City of Kerrville	14,500.00	17,500.00	16,250.00
EIC	127,000.00	60,000.00	166,250.00
Kerr County	14,500.00	17,500.00	16,250.00
KPUB	14,500.00	17,500.00	16,250.00
Other Income	-	-	-
Total Income	170,500.00	112,500.00	215,000.00
Expense			
Business Expenses			
Business Recruitment	15,000.00	11,000.00	6,000.00
Website	1,800.00	-	-
Marketing	17,500.00	3,000.00	3,000.00
Business Expenses - Other	20,250.00	28,000.00	25,000.00
Total Business Expenses	54,550.00	42,000.00	34,000.00
Contract Services			
Accounting Fees	3,000.00	1,000.00	2,500.00
Legal Fees	2,000.00	1,000.00	5,000.00
Total Contract Services	5,000.00	2,000.00	7,500.00
Operations			
Supplies	1,500.00	3,500.00	1,500.00
Telephone, Internet	2,500.00	4,539.00	3,680.00
Office Lease	9,600.00	9,600.00	9,600.00
Dues & Subscriptions	2,497.00	2,000.00	3,500.00
Operations - Other	16,420.00	500.00	500.00
Total Operations	32,517.00	20,139.00	18,780.00
Other Types of Expenses			
Insurance - Liability, D and O	2,000.00	1,100.00	900.00
Total Other Types of Expenses	2,000.00	1,100.00	900.00
Payroll Expenses			
Health Insurance	7,656.00	7,200.00	7,500.00
Payroll Taxes	12,000.00	10,000.00	10,000.00
Salaries	109,160.00	104,800.00	113,120.00
Vehicle Allowance - Director	4,800.00	4,800.00	4,800.00
Payroll Expenses - Other	18,107.60	22,994.00	25,000.00
Total Payroll Expenses	151,723.60	149,794.00	160,420.00
Travel & Meetings			
Meals & Entertainment	5,000.00	5,000.00	3,000.00
Travel and Meetings - Other	18,500.00	15,000.00	17,500.00
Total Travel and Meetings	23,500.00	20,000.00	20,500.00
Total Expenses	269,290.60	235,033.00	242,100.00
Net Income:			
		-122,533.00	-27,100.00

Paid Off

Contingency & \$5k Uncat Expenses

No new computer in FY 14/15; Leah Chair
Add Leah Phone

Jonas \$84k; Leah \$29,120

Moved \$2,500 from Dues/Membership to Travel/Meetings

Projected Balance 10/2014
*Projected Balance 10/2015

59,695.41
32,595.41

*Denotes 5% Decrease in Request from Baseline Funding Levels (\$175,000 - EIC; \$17,500 from Kerr Co, City & KPUB)

Agenda Item:

5B. Approval of allocation of River Trail bond funds to the Louise Hays Park Improvement project to cover construction costs. (staff)

**TO BE CONSIDERED BY THE
ECONOMIC IMPROVEMENT CORPORATION
CITY OF KERRVILLE, TEXAS**

SUBJECT: Approval of allocation of River Trail bond funds to the Louise Hays Park Improvement project to cover construction costs

FOR AGENDA OF: June 23, 2014 **DATE SUBMITTED:** June 17, 2014

SUBMITTED BY: Ashlea Boyle *JB* **CLEARANCES:** Todd Parton
Special Projects Manager City Manager

EXHIBITS:

1. Bid Tab
2. Financial Analysis
3. Approved Park Concepts

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: *W*

Expenditure Required:	Current Balance in Account:	Amount Budgeted:	Account Number:
\$	\$	\$	

PAYMENT TO BE MADE TO:

REVIEWED BY THE DIRECTOR OF FINANCE:

SUMMARY STATEMENT

One bid was submitted for the building improvements to Louise Hays Park and Lehmann & Monroe Park. This bid covers construction of the restrooms, support buildings, renovation to the existing pavilion, stage improvements to the Centennial Stage, new group pavilion in Louise Hays Park, and the event plaza. The bid was received from JM Lowe and Company for a total price of \$1,362,520. The budget was \$750,000 and the bid for this scope of work is \$612,520 above the estimated budget.

The park improvements and trail were originally bid as a single project. Bids came in at around \$4 million and were rejected. After that, the projects were bid separately. The trail portion of the project was awarded at approximately \$757,000. Combined, the trail contract and the park improvement bid totals approximately \$2,123,000. This is a significant savings from the original bids for the same work.

The construction bid from JM Lowe and Company for the park improvements to Louise Hays Park and Lehmann & Monroe Park is scheduled for the next City Council meeting agenda of June 24, 2014. Staff's recommendation is to accept the bid and to allocate bond funds from the River Trail construction project to cover the overage.

The scope of the park improvements are consistent with the originally approved schematic

plans. Attached as an exhibit is an updated river trail financial analysis that shows the funds remaining for river trail construction to the west. It takes into account an allocation of \$600,000 for the park improvements and shows a remaining balance of approximately \$1,559,000 to construct a westward trail section. Rough estimates for the trail construction from the Riverside Nature Center to Guadalupe Park are also provided. This is approximately one mile of trail and the cost estimates provide for a significant allocation toward legal fees and land acquisition. This remainder is anticipated to provide adequate funds for the extension to Guadalupe Park. Please note that the chart reflects current construction costs and contract pricing.

Staff will also recommend that the City Council consider requesting additional funds from the EIC to cover property acquisition costs incurred for additional trail construction if remaining funds are inadequate and necessary to extend the trail west to Guadalupe Park. These additional funds should only be allocated to the project once the project has been determined and cost estimates are generated.

Staff believes the bid is solid and would not recommend rebidding this project a third time or modifying the scope and design to reduce costs. The park improvements are the heart of the project and significant changes would greatly reduce the overall quality of the improvements and aesthetic environment that we are creating. In addition, the process to redesign and rebid will likely result in significant delays that will extend the park closure.

RECOMMENDED ACTION

Staff recommends approval of allocation of the River Trail bond funds to cover the overages for the Louise Hays Park improvement project.

11. CONTRACT SUM

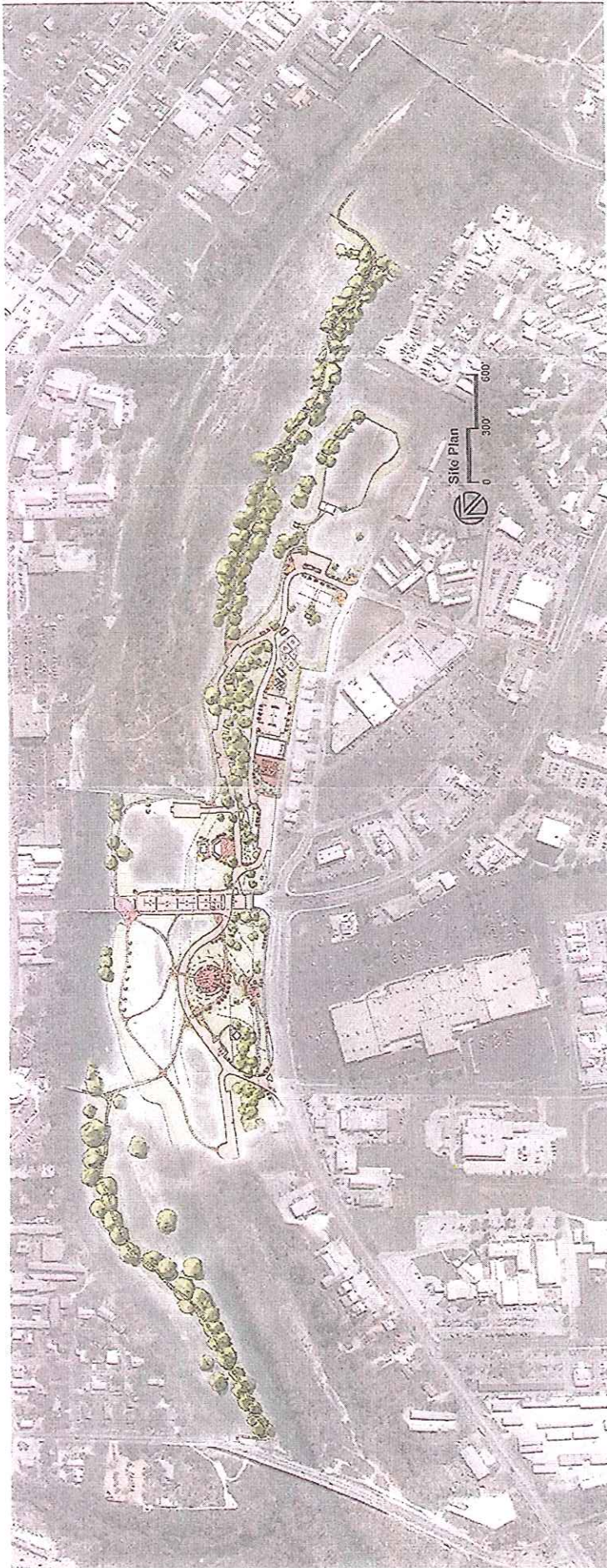
Proposal: Contractor agrees to provide all labor, materials, and all incidentals necessary to complete "The Work" for the following Unit Prices:

	DESCRIPTION	UNIT	Unit Price	Quantity	TOTAL
	Architectural and MEP				
A	Restrooms	EA		2	\$535,125
B	Pumphouse Shell Building	LS	---	1	\$303,883
C	Existing Pavillon Renovation	LS	---	1	\$168,178
D	Wellhouse Improvements	LS	---	1	\$21,518
	SubTotal				\$1,028,704
	BASE BID TOTAL				
Add Alt #1	Stage Canopy and Dance Floor	LS	---	1	\$100,566
Add Alt #2	Group Pavillon	LS	---	1	\$92,568
Add Alt #3	Event Plaza	LS	---	1	\$140,682
	Alternate Sub Total				

River Trail Financial Analysis - Updated 6/17/14

Revenue - All Phases		
General Fund	\$	525,000.00
Original Bond Funds	\$	6,000,000.00
Bond Funds to LHP/LMP Overages	\$	(600,000.00)
TOTAL	\$	5,925,000.00
Phase 1 - Riverside Nature Center to Loulse Hays Park (0.6 mile)		
Expenses		
Actual	\$	817,131.27
Phase 2 - Loulse Hays Park Trail (1.0 mile)		
Cost Estimates		
Design	\$	128,647.05
Legal Fees	\$	70,000.00
Land Acquisition	\$	225,000.00
<u>Construction Estimate</u>	<u>\$</u>	<u>760,650.00</u>
Sub-Total Expenses	\$	1,184,297.05
Phase 3 - G Street to Kerrville Schreiner Park (2.0 miles)		
Cost Estimates		
Design	\$	281,623.00
Legal Fees	\$	40,000.00
Land Acquisition	\$	207,740.92
<u>Construction Estimate</u>	<u>\$</u>	<u>1,835,535.00</u>
Sub-Total Expenses	\$	2,364,898.92
Phase 4 - West of Riverside Nature Center (1.0 mile)		
Available Funds		
General Fund	\$	-
Bond Funds	\$	1,558,672.76
Cost Estimates		
Design	\$	176,800.91
Legal Fees	\$	50,000.00
Land Acquisition	\$	330,000.00
<u>Available for Construction</u>	<u>\$</u>	<u>1,001,871.85</u>
Sub-Total Expenses	\$	1,558,672.76
Revenue Above/(Below) Cost	\$	-

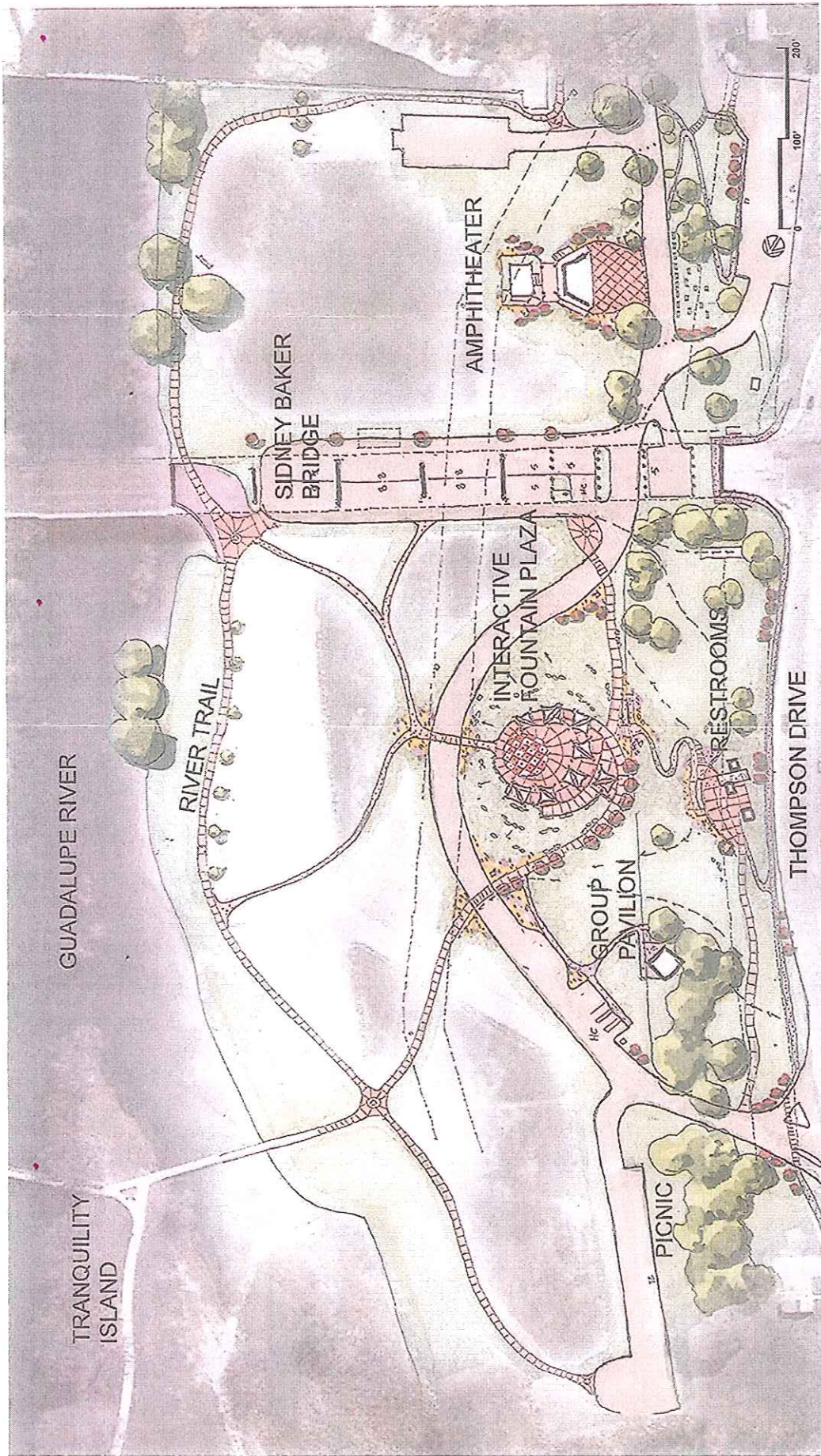
Rough Estimate of Phase 4 Construction		
<u>Trail Construction</u>		
Connection to Lowery Crossing	\$	300,000.00
<u>Lowery Crossing to Guadalupe Park</u>	<u>\$</u>	<u>750,000.00</u>
Sub-Total Trail Construction Cost	\$	1,050,000.00
<u>Design and Legal</u>		
Design (15% of Construction)	\$	157,500.00
Legal	\$	40,000.00
<u>Land Acquisition</u>	<u>\$</u>	<u>310,000.00</u>
Sub-Total Design and Legal Costs	\$	507,500.00
GRAND TOTAL	\$	1,557,500.00
Funds Over/(Under) Costs	\$	1,172.76



Louise Hays Park

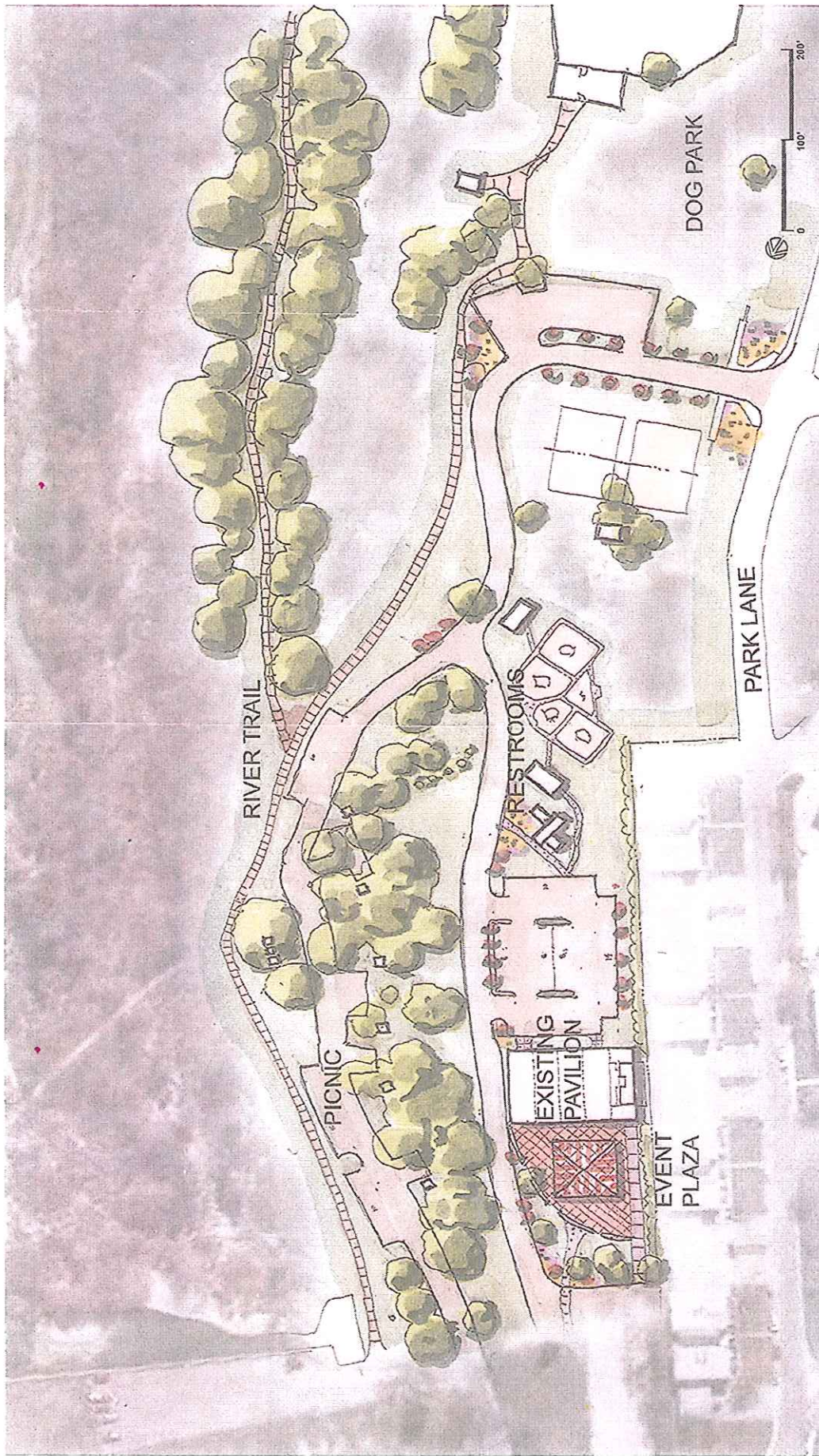
PETER LEWIS
ARCHITECT + ASSOCIATES
9-23-13





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9-23-13

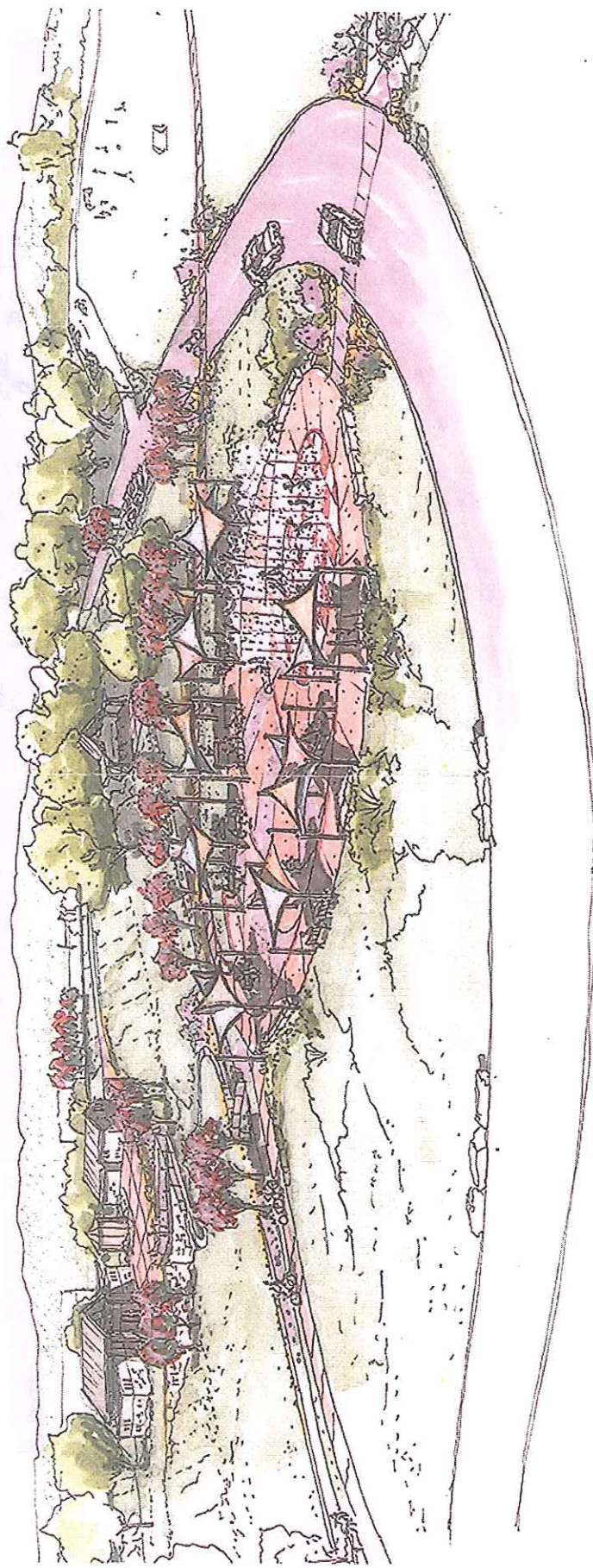
Louise Hays Park



Louise Hays Park



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Louise Hays Park

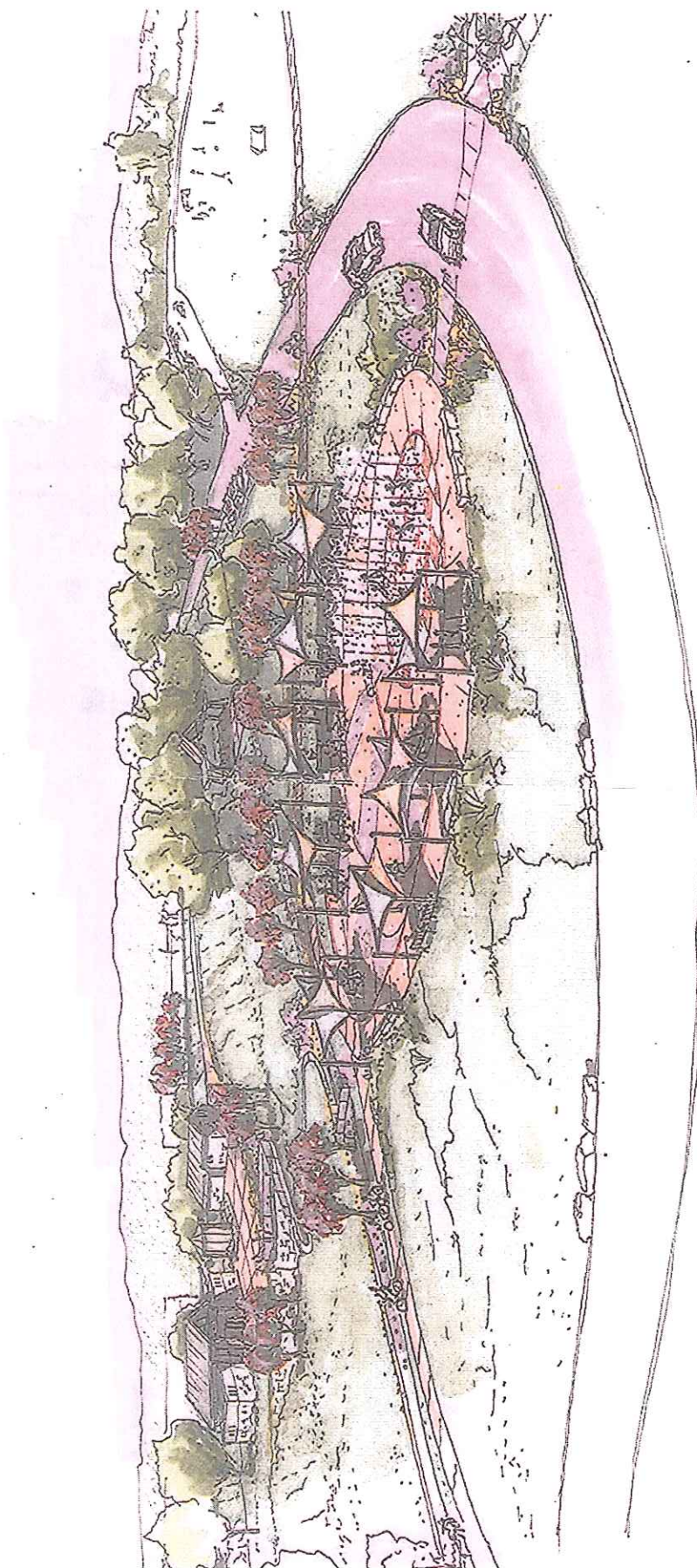
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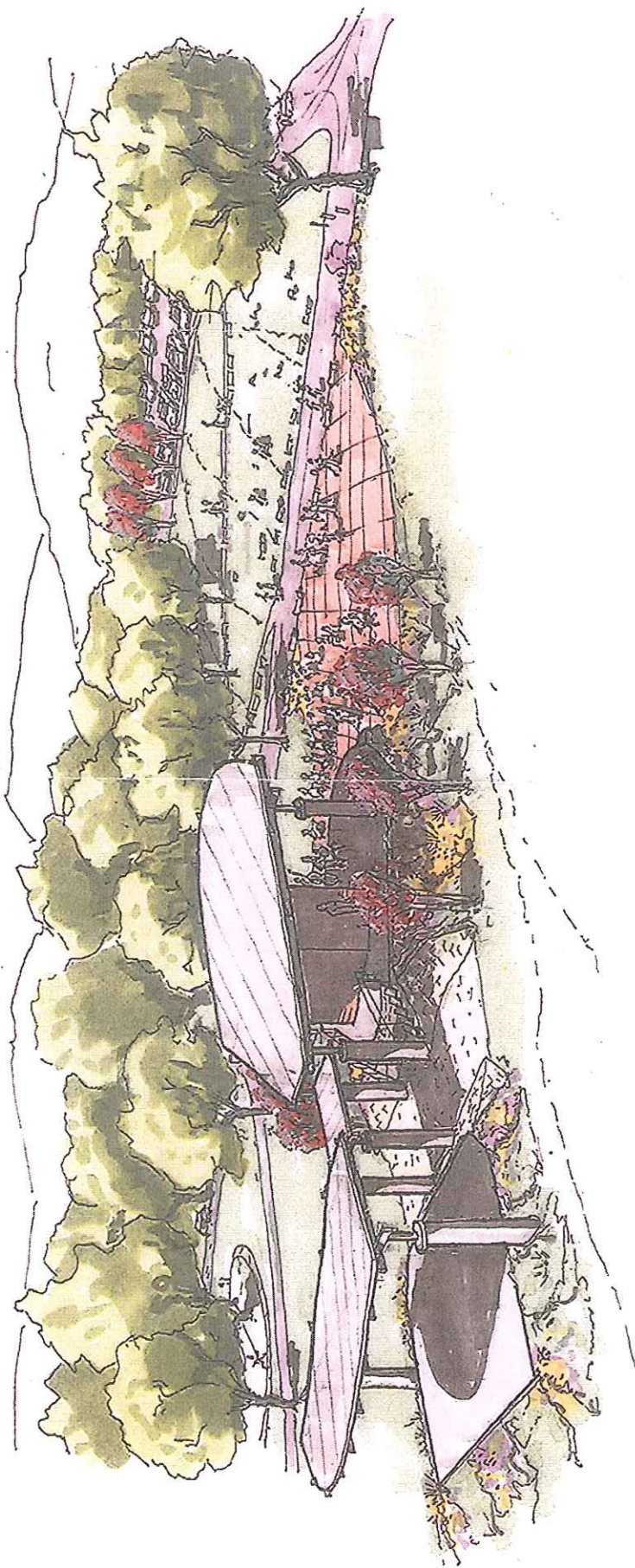




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Louise Hays Park





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