

**CITY OF KERRVILLE, TEXAS ECONOMIC IMPROVEMENT CORPORATION
REGULAR MEETING**

OCTOBER 16, 2017

On Monday, October 16, 2017, the regular meeting of the members of the City of Kerrville, Texas Economic Improvement Corporation, was called to order at 4:00 p.m. by Kenneth Early, President, in the Council Chambers at City Hall, at 701 Main Street, Kerrville, Texas. Mr. Wilson offered the invocation.

Members Present:

Kenneth Early, President
Sheri Pattillo, Vice President
George Baroody
Robert Naman
Paul Stafford
James Wilson

Members Absent:

Gary Cooper

City Executive Staff Present:

Mark McDaniel, City Manager
E.A. Hoppe, Deputy City Manager
Mike Hayes, City Attorney
Cheryl Brown, Deputy City Secretary
Sandra Yarbrough, Finance Director

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

1. **VISITORS/CITIZENS FORUM:** No one spoke.

2. **APPROVAL OF MINUTES:**

2A. Approval of minutes for the regular meeting held on September 18, 2017.

Mr. Wilson moved to approve the minutes for the regular EIC meeting held on September 18, 2017. Mr. Stafford seconded, and the motion passed 6-0.

3. **MONTHLY REPORTS:**

3A. Monthly financials for September 2017. (staff)

Ms. Yarborough reported a beginning balance of \$2,856,140; with \$268,362 revenue, and \$851,561 expenditures; leaving an ending cash balance on September 30, 2017 of \$2,272,941. She reviewed the capital projects status summary.

3B. Projects update:

Mr. Hoppe made the following reports:

River Trail:

Engineering was in the final stages and should be complete by the end of October. Bids for the project were scheduled to go out in October. License and easement work was completed with the Dietert Center.

Kerrville Sports Complex:

The project was substantially completed, and punch list items were being addressed.

Reuse Distribution Lines:

The extension down Holdsworth Drive was completed. Most of the extension down Legion Drive was completed. All the borings were complete down 173, East Main and over to Schreiner University.

Tennis Center Improvements:

Stakeholder input sessions with design/engineering consultant was to begin in November.

4. CONSIDERATION AND POSSIBLE ACTION:

4A. Administrative Services Contract between City of Kerrville, TX and the City of Kerrville, Texas Economic Improvement Corporation.

Mr. Hoppe presented the contract.

Mr. Early asked if it was possible for the EIC to divide the components of the contract, assigning specific dollar amounts for each one.

Mr. Hoppe stated that it was possible, although the amount would most likely be much higher than the \$100,000 in the contract.

Mr. Early asked if the City Attorney had a conflict regarding an issue between the City Council and EIC, where would the funds come from for the EIC to obtain outside counsel.

Mr. Hoppe stated that there were no funds allocated in the current City budget to cover that contingency.

Ms. Pattillo asked if the City Council would have to approve an added expenditure by the EIC if they were in need of outside legal counsel.

Mr. Hoppe stated that, if there was not a provision in the budget for that current year, then arguably it would have to go before City Council for approval.

Mr. Early moved that the EIC instruct staff to revise Item B in Article I of the Administrative Services Contract to allow for the items that were discussed, and return a revised contract to the EIC within 60 days. Mr. Wilson seconded.

Mr. Baroody asked if staff understood the motion.

Mr. Naman asked if Mr. Early meant the expense of outside counsel.

Mr. Early stated that somehow the wording needs to cover the expense of the EIC retaining outside counsel.

Mr. Early called for a vote on the motion. It was approved 5-1; Mr. Early, Mr. Wilson, Mr. Stafford, Ms. Pattillo, and Mr. Baroody voted in favor, and Mr. Naman voted against.

Mr. Baroody asked if there was anything in Mr. Early's motion regarding the 60 day extension of the current contract.

Mr. Early moved to extend the current contract 60 days. Mr. Wilson seconded. The motion was approved 6-0.

5. EXECUTIVE SESSION:

Mr. Wilson moved for the EIC to go into executive closed session under Sections 551.071, 551.072 and 551.087 of the Texas Government Code; motion was seconded by Ms. Pattillo and passed 6-0 to discuss the following:

Sections 551.071 (consultation with attorney), and 551.072 (deliberation regarding real property), and 551.087 (deliberations regarding economic development negotiations):

5A. Review and consider funding application for assistance with a public infrastructure extension along Thompson Road related to a private development.

5B. Review and update on other Economic Development activity.

At 4:40 p.m. the open session recessed and the EIC went into executive closed session at 4:40 p.m. At 5:02 p.m. the executive closed session recessed and the EIC returned to open session at 5:02 p.m. Mr. Early announced that no action was taken in executive session.

7. POSSIBLE ACTION FOR ITEMS DISCUSSED IN EXECUTIVE SESSION:

8. ITEMS FOR FUTURE AGENDAS: None

9. ANNOUNCEMENTS: None

10. ADJOURNMENT.

Mr. Early adjourned the meeting at 5:03 p.m.

APPROVED: 1-22-2018



Kenneth Early, President

ATTEST:



Cheryl Brown, Deputy City Secretary