

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

**November 19, 2012**

On Monday, November 19, 2012, the 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 City Hall Council Chambers, 701 Main Street, Kerrville, Texas.

**Members Present:**

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

**Members Absent:**

Gary Cochrane

**City Executive Staff Present:**

Kristine Ondrias, Assistant City Manager  
Mike Hayes, City Attorney  
Ashlea Boyle, Special Projects Coordinator  
Mike Erwin, Finance Director  
Malcolm Matthews, Director of Parks and Recreation  
Charvy Tork, Information Technology Systems Administrator  
Kimberly Meismer, Director of General Operations

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

**INVOCATION:** Given by Mr. Howard.

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

**2. APPROVAL OF THE MINUTES:**

2A. Minutes of the regular meeting with City Council held October 15, 2012. Mr. Early moved for approval of the minutes of October 15; Mr. Howard seconded the motion and it passed 6 to 0.

**3. MONTHLY REPORTS:**

3A. Monthly financials for September 2012. Mr. Erwin reported:  
Sales tax revenue for October 2012 was up from 2011.

Mr. Howard moved to approve the monthly financials. Mr. Early seconded the motion and it passed 6 to 0.

3B. Capital Projects Update: Ms. Ondrias reported:

Harper Highway Project Phase II: The project was proceeding on schedule. It was about 90% complete. The project came in under budget and any monies remaining after completion would be refunded back to the EIC.

Hill Country Home Opportunity: The final payment was made, and final acceptance was done.

Hill Country Junior Livestock Association: There were no invoices received yet from the HCJLSA, therefore, there was no activity on the funding agreement.

3C. Update regarding River Trail and Parks projects: Mr. Matthews reported that Package A was to have the ribbon cutting on December 15, 2012. The easements for the subsequent packages were being obtained. Mr. Matthews reported that the design contract for Louise Hays Park was going to the City Council on December 11, 2012, for their review.

#### **4. DISCUSSION AND POSSIBLE ACTION:**

4A. Agreement with Kerrville Economic Development Corporation and the City of Kerrville Economic Improvement Corporation: Mr. Titas reported that the KEDC would begin monthly activity reporting in January, 2013. Mr. Boyland suggested the matter of the funding agreement be deferred to executive session, under Section 551.071, consultation with attorney.

4B. Update on performance measures for past funding agreements: Ms. Ondrias reported that there was no change in the status of funding agreements since the last meeting of the EIC.

4C. Discussion regarding a master plan for downtown streetscape enhancements: Peter Lewis spoke regarding his submitted master plan for downtown streetscaping. Ms. Ondrias presented photographs of examples of streetscapes from other cities, as well as photographs of key areas in Kerrville. Ms. Ondrias stated she would schedule a walking tour for the EIC members in the near future on a non-meeting date. Mr. Boyland moved to direct staff to submit a request for approval of a funding agreement, for Mr. Lewis' master plan dated August 22, 2012, with an estimated cost of \$35,100. Mr. Howard seconded the motion and it passed 6 to 0.

#### **5. INFORMATION AND DISCUSSION:**

5A. Update regarding "Go" Team activities: Ms. Ondrias stated the "Go" Team had not met since the last EIC meeting.

5B. Update regarding the downtown wireless project: Ms. Ondrias presented information showing an increase in the number of users.

5C. Update regarding the Golf Course improvements funding agreement: Ms. Ondrias reported that the projects were ready to move forward. The staff

engineers were currently working on design for the projects. The parking lot and pavilion designs were to be completed by mid-December; requests for bids for both projects would be advertised in January.

**6. EXECUTIVE SESSION:**

Mr. Early moved that the Economic Improvement Corporation go into executive closed session under Section 551.071 (consultation with attorney); Mr. Howard seconded the motion, and it passed 6-0 to discuss the following matter:

Sections 551.071(consultation with attorney):

- The funding agreement between the Kerrville Economic Development Corporation and the City of Kerrville Economic Improvement Corporation.
- The River Trail.

At 5:03 p.m. the regular meeting recessed and the EIC went into executive closed session at 5:03 p.m. At 6:30 p.m. the executive closed session recessed and the Board returned to open session at 6:30 p.m.

Mr. Wampler announced that no action had been taken in executive closed session.

**ACTION ON ITEMS DISCUSSED IN EXECUTIVE SESSION:**

Mr. Wampler reported revisions would be made to the funding agreement with the KEDC, EIC would reconsider the agreement at their next meeting.

**7. ADJOURNMENT**

Mr. Wampler adjourned the meeting at 6:31 p.m.

APPROVED: \_\_\_\_\_

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David Wampler, President

ATTEST:

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Cheryl Brown  
Deputy City Secretary