

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

**APRIL 16, 2018**

On Monday, April 16, 2018, 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. Ms. Pattillo offered the invocation.

**Members Present:**

Kenneth Early, President  
Sheri Pattillo, Vice President  
George Baroody  
Mike Bosma  
Gary Cooper  
Kent McKinney  
Robert Naman

**Members Absent:** None

**City Executive Staff Present:**

E.A. Hoppe, Deputy City Manager  
Mike Hayes, City Attorney  
Cheryl Brown, Deputy City Secretary

**Visitors Present:** No one spoke

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

2. **MONTHLY REPORTS:**

2A. Monthly financials for March 2018.

Mr. Hoppe reported a beginning balance of \$1,748,749; with \$249,676 revenue, and \$101,678 expenditures; leaving an ending cash balance on March 31, 2018 of \$1,896,747. He reviewed the capital projects status summary.

2B. Projects update:

Mr. Hoppe made the following reports:

River Trail:

Pouring of concrete was scheduled to begin soon, projected completion in August/September 2018.

Reuse Distribution Lines:

The connection over the river for water delivery was expected to be installed in May-June 2018.

Tennis Center Improvements:

An open house was scheduled at the Tennis Center for discussion with the tennis consultant.

**3. PUBLIC HEARING AND POSSIBLE ACTION:**

3A. Public hearing for Economic Development Grant Agreement between Thompson Drive Partners, LLC, the City of Kerrville, Texas Economic Improvement Corporation, and the City of Kerrville, Texas in an amount not to exceed \$850,000 for public infrastructure extension along Thompson Road related to a private development.

The public hearing was opened by Kenneth Early, President, at 4:07 p.m. Mr. Hoppe reviewed the funding agreement.

The public hearing was closed at 4:27 p.m.

Mr. Baroody moved to delay discussion on this item until executive session. Mr. Cooper seconded, and the motion passed 7-0.

**4. CONSIDERATION AND POSSIBLE ACTION:**

4A. Appoint Amy Dozier as Corporation Treasurer.

Mr. Bosma moved to appoint Ms. Dozier as the Treasurer for the City of Kerrville, Texas Economic Improvement Corporation. Ms. Pattillo seconded, and the motion passed 7-0.

4B. Funding application from the City of Kerrville for \$2,000,000 in financial assistance for public infrastructure to the Kerrville Legion Wastewater Lift Station for economic development purposes

Mr. Hoppe made the presentation. He reviewed the grant application process for the Texas Water Development Board, and the details of the application.

Mr. Cooper moved to direct staff to draft a Funding Agreement to submit to the EIC at their next regular meeting. Mr. Baroody seconded, and the motion passed 7-0.

4C. Funding application from Collett Properties for \$500,000 to assist with site preparation and redevelopment of the Northeast corner of Loop 534 and State Highway 16.

Walt Koenig, KEDC Board Treasurer, and Kerrville Area Chamber of Commerce President and CEO, presented the application. He gave the EIC a presentation of the proposed demolition of the Econolodge, and the building of a retail business, and a national restaurant.

Mr. Baroody moved to discuss this item in Executive Session, under 551.087, and 551.071. Ms. Pattillo seconded, and the motion passed 7-0.

**5. EXECUTIVE SESSION:**

Mr. Bosma moved to go into Executive Session under Section 551.071 (consultation with attorney), and 551.087 (deliberation regarding real property) of the Texas Government Code. Mr. McKinney seconded, and the motion passed 7-0 to discuss the following matters:

Sections 551.071, and 551.087:

5A. Economic Development Grant Agreement between Thompson Drive Partners, LLC, the City of Kerrville, Texas Economic Improvement Corporation, and the City of Kerrville, Texas.

5B. Funding Application from Collett Properties for \$500,000 to assist with site preparation and redevelopment of the Northeast corner of Loop 534 and State Highway 16.

At 4:40 p.m. the regular meeting recessed. EIC went into executive closed session at 4:41 p.m. At 6:19 p.m. the executive closed session recessed and EIC returned to open session at 6:19 p.m. No action was taken in executive session.

**6. POSSIBLE ACTION FOR ITEMS DISCUSSED IN EXECUTIVE SESSION:**

Mr. Baroody moved to direct staff to begin negotiations toward for creating a Funding Agreement between the City of Kerrville, Texas Economic Improvement Corporation and Collett Properties.

Mr. Cooper seconded, and the motion passed 7-0.

Mr. Baroody moved to direct staff to finalize the changes to the economic development grant agreement between Thompson Drive Partners, LLC, the City of Kerrville, Texas Economic Improvement Corporation, and the City of Kerrville, Texas as directed; and set a special meeting on April 23, 2018 at 2:00 p.m. to review the changes and possibly approve the agreement. Sherri Pattillo seconded, and the motion passed 7-0.

**7. ITEMS FOR FUTURE AGENDAS:** None

**8. ANNOUNCEMENTS:** None

**9. ADJOURNMENT**

Mr. Early adjourned the meeting at 6:22 p.m.

APPROVED: May 21, 2018

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Kenneth Early, President

ATTEST:

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Cheryl Brown, Deputy City Secretary