

**CITY OF KERRVILLE, TEXAS ECONOMIC IMPROVEMENT CORPORATION**  
**REGULAR MEETING** **June 17, 2013**

On Monday, June 17, 2013, 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  
Kenneth Early, Vice President (arrived at 4:05 pm)  
Rex Boyland, Secretary (arrived at 4:25 p.m.)  
Gary Cochrane  
Larry Howard  
Stacie Keeble  
Polly Rickert

**Members Absent:** None

**City Executive Staff Present:**

Todd Parton, City Manager  
Kristine Ondrias, Assistant City Manager  
Cheryl Brown, Deputy City Secretary  
Sandra Yarborough, Director of Finance  
Ashlea Boyle, Main Street/Special Projects Manager  
Malcolm Matthews, Director of Parks and Recreation  
Kimberly Meismer, Director of General Operations

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

Jonas Titas, Executive Director of the Kerrville Economic Development Corporation

**INVOCATION:** Given by Mr. Cochrane.

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

2. **APPROVAL OF THE MINUTES:**

2A. **Minutes of the regular meeting held May 20, 2013.**

Mr. Howard moved for approval of the minutes of May 20, 2013; Mr. Cochrane seconded, and the motion passed 5 to 0.

3. **MONTHLY REPORTS:**

3A. **Monthly financials for April 2013:**

Ms. Yarborough reported on the May 2013 financials. The sales tax fund received \$251,911.00, which was a 13% increase over last year. The expenditures for May totaled \$89,583.00, for a net increase of \$162,329.00. The ending cash balance for May, 2013 was \$2,109,620.00. She reported on the sales tax debt service fund, and the capital projects fund.

3B. Capital projects update. Mr. Parton reported:

Harper Highway Project Phase II:

The project was complete, and city staff would draft a budget amendment to reallocate the remaining funds back to EIC.

Golf Course Improvements (Pavilion and Parking Lot Projects):

The pavilion was completed, and the dedication was held on May 24, 2013. After the fire pit and score board were completed, any possible surplus funds would be reallocated to the EIC.

Downtown Utility Improvement Project:

The remaining poles were to be taken down this week.

3C. Update regarding "GO Team" activities:

Ms. Boyle reported that there was no "GO Team" meeting since the last EIC meeting.

3D. Update on River Trail and Parks projects:

Mr. Parton reported the design components and a schematic for the improvements to Louise Hays Park were expected soon, and it would go out for bid early next year. The contract for the utility lines should be awarded soon. The city was proceeding to obtain the easements on two properties. EIC discussed options regarding the River Trail that would continue east of Louise Hays Park.

3E. Kerrville Economic Development Corporation (KEDC) Update regarding KEDC Activities:

Jonas Titas reported that he was working with an investment group, who was interested in procuring the Sips Manufacturing Co. in the Chapman building, and they were expected to submit an application to the "GO Team" soon. He was also working with a company regarding the possibility of establishing a water park in Kerrville, and he had spoken with local land owners regarding this project.

**4. INFORMATION AND POSSIBLE ACTION:**

4A. Feasibility study for reuse of effluent water from the City of Kerrville Reclamation Plant.

Mr. Parton reviewed previous discussions between EIC and city staff regarding the possible uses of effluent water. He noted that the construction of containment ponds for effluent did qualify for 4B funding. Ms. Ondrias reviewed the scope of services for a reuse feasibility study by Freese & Nichols, Inc. Richard Weatherly and John New from Freese & Nichols, Inc. discussed their scope of services for the proposed project, and answered questions.

The following person spoke:

Robert Namun spoke in opposition to the project.

4B. Funding request for Cailloux Theater improvements from Playhouse 2000:  
Ms. Boyle reviewed the funding request in the amount of \$118,000.00 for the improvements to the VK Garage Theater. The request included funding for improvements to the theater in the amount of \$69,000.00, and modular seating in the amount of \$49,000.00.

Ms. Keeble moved to approve the funding request as presented. Mr. Early seconded, and the motion passed 7-0.

4C. Funding request for Cailloux Theater improvements from the City of Kerrville:

Ms. Boyle reviewed the funding request in the amount of \$200,653.00, for improvements to the Kathleen C. Cailloux Theater. She reported that the project qualified for an Energy Efficient Grant. The request included funding for interior lighting in the amount of \$121,000.00 and exterior lighting in the amount of \$79,652.00.

Mr. Boyland moved to approve the funding request as presented. Mr. Howard seconded, and the motion passed 7-0.

4D. Guidelines and Procedures for 4B Sales Tax Funding Requests:

Ms. Boyle presented the revised document. The EIC discussed some possible changes. The consensus of the EIC was to postpone this item to the next meeting; Mr. Wampler, and Mr. Howard, would meet with City Council members and Mr. Titas to discuss several points.

Mr. Boyland moved to table this item to the next meeting. Mr. Howard seconded and the motion passed 7-0.

## **5. PUBLIC HEARING AND POSSIBLE ACTION:**

5A. Grant Funding Agreement with Hill Country Quilt Guild:

Ms. Boyle reviewed the grant funding agreement, which was pursuant to the EIC's direction at their last meeting. A representative of the Quilt Guild reported that the quilt show was very successful.

The public hearing was opened by Mr. Wampler at 5:21 p.m. No one spoke, and Mr. Wampler closed the public hearing at 5:21 p.m.

Mr. Howard moved to approve the grant funding agreement as presented. Mr. Boyland seconded, and the motion passed 7-0.

## **6. EXECUTIVE SESSION:**

There was no Executive Session.

## **ADJOURNMENT:**

Mr. Wampler adjourned the meeting at 5:24 p.m.

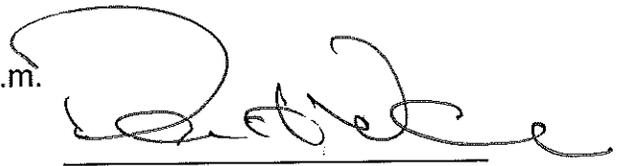
4E. Establishing a new time and date of regular Economic Improvement Corporation (EIC) board meeting. (Board Member Keeble)

Mr. Wampler reconvened the meeting at 5:25 p.m. Ms. Keeble stated that, due to her responsibilities with the Kerr County District Attorney's Office, she had a conflict with meeting on the third Monday of each month. She suggested a change to either the first or fourth Monday of each month.

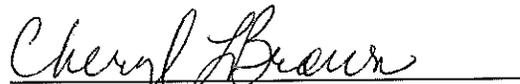
Mr. Boyland moved to change the meeting day of the EIC to the fourth Monday of each month, beginning with their July meeting. Mr. Howard seconded, and the motion was approved 7-0.

Mr. Wampler adjourned the meeting at 5:26 p.m.

APPROVED: July 22, 2013

  
David Wampler, President

ATTEST:

  
Cheryl Brown  
Deputy City Secretary