

AGENDA FOR REGULAR MEETING

CITY OF KERRVILLE, TEXAS

ECONOMIC IMPROVEMENT CORPORATION

MONDAY, JUNE 20, 2016 AT 4:00 P.M.

KERRVILLE CITY HALL CITY COUNCIL CHAMBERS

701 MAIN STREET, KERRVILLE, TEXAS

**AGENDA FOR REGULAR MEETING OF THE
CITY OF KERRVILLE, TEXAS
ECONOMIC IMPROVEMENT CORPORATION
MONDAY, JUNE 20, 2016, 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 Economic Improvement 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. NOMINATION AND ELECTION OF OFFICERS:

2A. Nominate and elect President, Vice President and Secretary

3. APPROVAL OF MINUTES:

3A. Approval of minutes for the regular meeting held on May 16, 2016.

4. MONTHLY REPORTS:

4A. Monthly financials for May 2016. (staff)

4B. Projects update. (staff)

5A. CONSIDERATION AND POSSIBLE ACTION:

5A. EIC's annual review, consideration, and approval of Kerrville Economic Development Corporation's fulfillment of its obligations pursuant to the Economic Development Grant Agreement between the EIC and KEDC and a funding amount up to \$180,000 for Fiscal Year 2017. (Jonas Titas)

The facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service 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 17, 2016, at :00 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

5B. Staff Report and Discussion Regarding Planning Lighting Improvements to Sidney Baker Bridge and Louise Hays Park. (staff)

5C. Update and Direction to City Staff Regarding Economic Improvement Budget for Fiscal Year 2017. (staff)

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.

7. ITEMS FOR FUTURE AGENDAS:

8. ANNOUNCEMENTS:

9. ADJOURNMENT

The facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service 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 17, 2016, at 5:00 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:

2A. Nominate and elect President, Vice President and Secretary

Agenda Item:

3A. Approval of minutes for the regular meeting held on May 16, 2016

CITY OF KERRVILLE, TEXAS ECONOMIC IMPROVEMENT CORPORATION
REGULAR MEETING

May 16, 2016

On Monday May 16, 2016, 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 David Wampler, President, in the Council Chambers at City Hall, at 701 Main Street, Kerrville, Texas.

The invocation was offered by Sherri Pattillo.

Members Present:

David Wampler, President
Sherry Pattillo, Secretary
Gary Stork
Delayne Sigerman
Paul Stafford
James Wilson

Members Absent:

Gary Cochrane, Vice President

City Executive Staff Present:

Todd Parton, City Manager
Kristine Day, Deputy City Manager
Mike Hayes, City Attorney
Ashlea Boyle, Assistant Parks Director
Sandra Yarbrough, Finance Director
Brian Crenwelge, Project Manager

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

1. VISITORS/CITIZENS FORUM:

Jonas Titas spoke regarding the Stakeholders Forum to be held on 5-19-16.
Philip Stacy spoke regarding Habitat for Humanity's progress.

2. APPROVAL OF MINUTES:

2A. Mr. Stork moved to approve the minutes for the regular meeting held on April 18, 2016. Mr. Stafford seconded, and the motion passed 6-0.

3. MONTHLY REPORTS:

3A. Monthly financials for April 2016:

Ms. Yarbrough reported a beginning balance of \$3,901,694; with \$238,600 revenue, and \$97,311 expenditures; leaving an ending cash balance on April 30, 2016 of \$3,901,694. She reviewed the capital projects status summary, which showed an

ending cash balance of \$1,155,812 and the cash and investments fund, which showed an (annualized) interest earned of 0.28%.

3B. Projects update.

Lowry Park Trail

Mr. Crenwelge reported that the concrete trail was completed. Final cleanup was to be completed soon, with the trail opening scheduled for May 27, 2016.

Kerrville Sports Complex

Mr. Parton reported that bids were executed for structures, fields, electrical and civil work. Construction was estimated to begin in June 2016, with an approximate completion in June 2017.

Workforce Housing Development

Mr. Parton reported that the process for request for qualification was completed. MacDonald Companies were selected as the development team. The City was preparing a memorandum of understanding.

Downtown Lighting Project

Mr. Parton reported that the City Council authorized application in the amount of \$250,000, and that City staff was developing project concepts and budgets with contractors/consultants.

Reuse Water Project

Mr. Parton reported that the pond and pump station design was to be completed by June 2016, with bidding scheduled for July/August 2016. Construction on the pond and pump station was scheduled for completion by December 2017. Distribution system design contract was approved on may 10, 2016, with a scheduled completion of the distribution system design scheduled for completion February/March 2017. The distribution system construction was scheduled for completion by December 2017. City Council directed an application be submitted to the EIC for cost of distribution mains (\$3 million construction estimate).

4. **EXECUTIVE SESSION:**

There was no executive session.

5. **ITEMS FOR FUTURE AGENDAS:**

None

6. **ANNOUNCEMENTS:**

Russell Kemp with the Kerrville Tennis Association spoke regarding the tennis courts. He said the KTA was very appreciative of the work that was done on some of the courts. He also said they would be able to draw more tournament play on the courts if they could be covered.

7. **ADJOURNMENT**

The meeting was adjourned by Mr. Wampler at 4:17 p.m.

APPROVED: _____

David Wampler, President

ATTEST:

Cheryl Brown
Deputy City Secretary

CITY OF KERRVILLE
Economic Improvement Corporation
Sales Tax Improvement Fund - Summary
For the month ending May 31, 2016

Beginning Cash Balance		\$ 3,901,693
Income:		
Sales Tax	\$ 307,046	
Interest Revenue	\$ 1,807	
Total Income	<u>\$ 308,853</u>	
Expenses:		
Administrative Service Fee	\$ 8,333	
Transfer for Debt Service	\$ 88,978	
Total Expenses	<u>\$ 97,311</u>	
Revenues Over (Under) Expenditures		<u>\$ 211,543</u>
Ending Cash Balance		<u><u>\$ 4,113,236</u></u>

CITY OF KERRVILLE
Economic Improvement Corporation
Sales Tax Improvement Fund - Revenue and Expense Statement
For the month ending May 31, 2016

	Annual Budget	Current Period	Y-T-D Actual	% of Budget	Budget Balance
BEGINNING CASH BALANCE	\$ 3,657,920		\$ 3,657,920		
REVENUE:					
Sales and Use Tax	\$ 3,206,316	\$ 307,046	\$ 2,132,087	66.50%	\$ 1,074,229
Interest	\$ 5,000	\$ 1,807	\$ 8,290	165.80%	\$ (3,290)
TOTAL REVENUE	\$ 3,211,316	\$ 308,853	\$ 2,140,378	66.65%	\$ 1,070,938
	Annual Budget	Current Period	Y-T-D Actual	% of Budget	Budget Balance
EXPENDITURES:					
Administrative					
Local Meetings	\$ 500		\$ 72	14.45%	\$ 428
Administrative Services Fee	\$ 100,000	\$ 8,333	\$ 66,667	66.67%	\$ 33,333
Economic Development Governing Body	\$ 154,404		\$ 154,404	100.00%	\$ 0
Debt Service - River Trail - Series 2011A	\$ 256,923	\$ 21,455	\$ 171,105	66.60%	\$ 85,817
Debt Service - River Trail - Series 2012	\$ 255,630	\$ 21,353	\$ 170,822	66.82%	\$ 84,808
Debt Service - Athlex Complex - Series 2015	\$ 596,329	\$ 46,171	\$ 403,496	67.66%	\$ 192,833
Total Administrative	\$ 1,363,786	\$ 97,311	\$ 966,564	70.87%	\$ 397,219
Category I - Business Development					
James Avery	\$ 610,000		\$ 610,000	100.00%	\$ -
Total Category I	\$ 610,000	\$ -	\$ 610,000	100.00%	\$ -
Category II - Quality of Life					
LHP Lighting	\$ 250,000	\$ -	\$ -	0.00%	\$ 250,000
Olympic Pool	\$ 100,000	\$ -	\$ -	0.00%	\$ 100,000
Downtown Streetscape Enhancements:	\$ -				\$ -
Parking Garage	\$ 160,000	\$ -	\$ -	0.00%	\$ 160,000
Planter Boxes	\$ 20,000	\$ -	\$ -	0.00%	\$ 20,000
Street Furniture	\$ 100,000	\$ -	\$ -	0.00%	\$ 100,000
Cailloux Theater Upgrades	\$ 108,500		\$ 108,500	100.00%	\$ -
Total Category II	\$ 738,500	\$ -	\$ 108,500	14.69%	\$ 630,000
Category III - Public Infrastructure					
Housing	\$ 100,000	\$ -	\$ -	0.00%	\$ 100,000
IH10 @ FM 783	\$ 500,000	\$ -	\$ -	0.00%	\$ 500,000
Total Category III	\$ 600,000	\$ -	\$ -	0.00%	\$ 600,000
Contingency	\$ -	\$ -	\$ -	0.00%	\$ -
	\$ -	\$ -	\$ -		\$ -
TOTAL EXPENDITURES	\$ 3,312,286	\$ 97,311	\$ 1,685,063	50.87%	\$ 1,627,219
NET REVENUES TO EXPENDITURES	\$ (100,969)	\$ 211,543	\$ 455,315		
ENDING CASH BALANCE	Budget \$ 3,556,950		Actual \$ 4,113,236		

CITY OF KERRVILLE
Economic Improvement Corporation
Sales Tax Revenue Analysis - FY16
For the month ending May 31, 2016

Revenue Month	Actual FY 2013	Actual FY 2014	Actual FY 2015	Budgeted FY 2016	Actual FY 2016	FY2015 vs FY2016	Budget vs Actual
October	\$ 226,663	\$ 241,503	\$ 238,933	\$ 245,536	\$ 227,707	-4.70%	-7.26%
November	\$ 210,744	\$ 234,150	\$ 257,654	\$ 264,775	\$ 277,653	7.76%	4.86%
December	\$ 204,782	\$ 214,424	\$ 251,851	\$ 258,811	\$ 254,834	1.18%	-1.54%
January	\$ 217,647	\$ 229,761	\$ 245,845	\$ 252,639	\$ 255,848	4.07%	1.27%
February	\$ 284,177	\$ 296,036	\$ 335,071	\$ 344,331	\$ 347,778	3.79%	1.00%
March	\$ 205,749	\$ 207,869	\$ 223,251	\$ 229,420	\$ 223,790	0.24%	-2.45%
April	\$ 215,800	\$ 218,030	\$ 227,065	\$ 233,340	\$ 237,432	4.57%	1.75%
May	\$ 251,468	\$ 268,682	\$ 273,281	\$ 280,834	\$ 307,046	12.36%	9.33%
June	\$ 234,781	\$ 267,530	\$ 255,511				#DIV/0!
July	\$ 216,641	\$ 222,961	\$ 238,328				#DIV/0!
August	\$ 245,964	\$ 266,321	\$ 296,422				#DIV/0!
September	\$ 224,905	\$ 238,926	\$ 256,246				#DIV/0!
YTD Total	\$ 2,739,321	\$ 2,906,194	\$ 3,099,458	\$ 2,109,687	\$ 2,132,087	2.88%	1.06%

Agenda Item:

4A. Monthly financials for May 2016. (staff)

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

SUBJECT: EIC Financials

FOR AGENDA OF: June 20, 2016 **DATE SUBMITTED:** June 13, 2016

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 OF 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
Capital Projects Fund - Summary
For the month ending May 31, 2016

Beginning Cash Balance		\$ 1,155,812
Income:		
	\$	-
Total Income:	\$	-
Expenses:		
Cailloux Theater Upgrade	\$	40,000
Total Expenses:	\$	40,000
Revenues Over (Under) Expenditures		<u>\$ (40,000)</u>
Ending Cash Balance		<u><u>\$ 1,115,812</u></u>

CITY OF KERRVILLE
Economic Improvement Corporation
Project Status Summary
For the month ending May 31, 2016

Fiscal Years	Projects	Agreement Commitment	EIC Funded To Date	Total Funded	Expenses to Date	Project Balance
2012-13	Downtown Streetscape	\$ 35,100	\$ 35,100	\$ 35,100	\$ 34,413	\$ 687
2013-14	Cailloux Theater Expansion	\$ 850,000	\$ 850,000	\$ 1,113,474	\$ 1,023,958	
2013-14	Habitat for Humanity	\$ 375,000	\$ 375,000	\$ 375,000	\$ 375,000.00	\$ -
2014-15	James Avery	\$ 1,220,000	\$ 1,220,000	\$ 1,220,000	\$ 609,500	\$ 610,500
2014-15	ED Set Aside	\$ 500,000	\$ 500,000	\$ 500,000		\$ 500,000
2015-16	LHP Lighting	\$ 250,000				
20-15-16	Olympic Pool	\$ 100,000				
2015-16	Parking Garage	\$ 160,000				
2015-16	Planter Boxes	\$ 20,000				
2015-16	Street Furniture	\$ 100,000				
2015-16	Cailloux Theater upgrades	\$ 108,500	\$ 108,500	\$ 108,500	\$ 103,875	\$ 4,625
TOTALS		\$ 3,718,600	\$ 2,980,100	\$ 3,243,574	\$ 2,042,871	\$ 1,115,812

Cash Balance on 5/31/2016 \$ 1,115,812

General Capital Improvement Projects - supported by EIC

Fiscal Years	Projects	Agreement Commitment	Total Funded	Expense To Date	To Balance
2011-12	River Trail	\$ 6,000,000	\$ 5,995,787	\$ 4,778,752	\$ 1,217,034
2011-12	Louise Hays/Lehmann Monroe parks	\$ 2,000,000	\$ 2,600,000	\$ 2,600,000	\$ (0)
Funding Agreement - C2011-76Totals		\$ 8,000,000	\$ 8,595,787	\$ 7,378,752	\$ 1,217,035

Notes:

6/24/14 - Project adjustments - \$600,000.00 moved from River Trail project to Louise Hays/Lehman Monroe park improvements per EIC and City Council meetings - additional funding to replenish River Trail project to be requested by city staff from EIC at future EIC meeting.

9/22/14 - Project replenished - \$600,000.00 approved at EIC meeting related to Louise Hays/Lehman Monroe park improvements (see note above) reported on 9/30/14 financial report at October 2014 meeting.

Cash and Investments

For the month ending May 31, 2016

Cash and Investment Balances by Fund

<u>City G/L Fund</u>	<u>Fund Name</u>	<u>Balance</u>	<u>Period</u>
40	Sales Tax Improvement Fund (operating fund)	\$ 4,113,236	5/31/2016
75	EIC Projects Fund (capital projects fund)	\$ 1,115,812	5/31/2016
Total Cash and Investments		\$ 5,229,048	5/31/2016

Cash and Investments by Type - Placement - Amount

<u>Type</u>	<u>Investment Placement</u>	<u>Amount</u>	<u>Interest Earned</u>	<u>Interest Earned (Annualized)</u>	<u>Period Ending</u>
Cash	Wells Fargo Checking	\$ 1,473,049	\$ -	0.00%	5/31/2016
ST Investment	EIC TexPool	\$ 1,627,293	\$ 469.61	0.35%	5/31/2016
ST Investment	EIC TexStar	\$ 1,628,763	\$ 506.71	0.37%	5/31/2016
Pioneer Bank	CD	\$ 249,645	\$ 215.26	1.03%	5/31/2016
Texas Hill Co Bank	CD	\$ 250,299	\$ 615.66	2.95%	5/31/2016
Total Cash and Investments		\$ 5,229,048	\$ 1,807.24	0.41%	5/31/2016

Agenda Item:

4B. Projects update. (staff)

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

SUBJECT: Projects update

FOR AGENDA OF: June 20, 2016 **DATE SUBMITTED:** June 17, 2016

SUBMITTED BY: Todd Parton **CLEARANCES:**
City Manager

EXHIBITS: None

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: 

Expenditure Required:	Current Balance in Account:	Amount Budgeted:	Account Number:
\$0	\$0	\$0	

PAYMENT TO BE MADE TO:
REVIEWED BY THE FINANCE DEPARTMENT:

SUMMARY STATEMENT

City staff will review the status of the following projects:

1. River Trail
All contracted construction activities have been completed.
Easements are being actively pursued for a trail segment to extend from the Town Creek crossing to the Dietert Center.

2. Kerrville Sports Complex
Construction contracts have been executed.
Recent rains have caused a delay of about two weeks and, as a result, planned start of construction for the city contracts is by the end of July.

3. Workforce Housing Proposal
MacDonald Properties was selected by the City Council as the preferred development team.
A non-binding memorandum of understanding has been executed.
Project analysis is scheduled to be completed by October 31, 2016.

4. Aquatics Center
City staff has initiated contact with several aquatics facilities consultants.

RECOMMENDED ACTION

This is an informational report to the EIC Board and no action is required.

Agenda Item:

5A. EIC's annual review, consideration, and approval of Kerrville Economic Development Corporation's fulfilment of its obligations pursuant to the Economic Development Grant Agreement between the EIC and KEDC and a funding amount up to \$180,000 for Fiscal Year 2017. (Jonas Titas)

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

SUBJECT: EIC's annual review, consideration, and approval of Kerr Economic Development Corporation's fulfillment of its obligations pursuant to the Economic Development Grant Agreement between the EIC and KEDC and a funding amount up to \$180,000.00 for Fiscal Year 2017.

FOR AGENDA OF: June 20, 2016 **DATE SUBMITTED:** June 8, 2016

SUBMITTED BY: Todd Parton **CLEARANCES:**
City Manager

EXHIBITS: Letter from Jonas Titas, KEDC Executive Director dated June 6, 2016

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: 

Expenditure	Current Balance	Amount	Account
Required:	in Account:	Budgeted:	Number:
\$180,000.00	\$180,000.00	\$180,000.00	40-800-443

PAYMENT TO BE MADE TO:

REVIEWED BY THE DIRECTOR OF FINANCE:

SUMMARY STATEMENT

Pursuant to the economic development grant agreement between the Economic Improvement Corporation (EIC) and the Kerr Economic Development Corporation (KEDC), this is the annual funding request from KEDC. The KEDC Board approved its FY2017 budget at their June 2, 2016 meeting. KEDC is requesting \$24,500.00 each from the City, County, and KPUB, and KEDC is requesting \$182,500 from the EIC; however, in accordance with the EIC/KEDC grant agreement, KEDC is eligible to receive an amount up to \$180,000.00

The city's contribution for FY2016 was \$20,865.68 and EIC's contribution was \$154,403.84.

The city council approved the city's funding request in the amount of \$24,500.00 on June 14.

RECOMMENDED ACTION

Staff recommends approving KEDC's funding request in an amount not to exceed \$180,000.



Kerrville Economic Development Corporation
1700 Sidney Baker, Suite 100
Kerrville, TX 78028

Phone: 830/896-1157
Fax: 830/896-1175
Kerr-edc.com

June 6, 2016

City of Kerrville – Economic Improvement Corporation
701 Main St.
Kerrville, TX 78028

Re: Funding Request for FY 2016/17

Vice President Cochran:

The Kerrville Economic Development Corporation (KEDC) is beginning our sixth year of operations. KEDC's mission is to retain existing jobs and create new job opportunities in Kerrville and Kerr County. The Board is comprised of representatives of the City, City of Kerrville Economic Improvement Corporation, County, Kerrville Public Utility Board, Kerrville Independent School District, Kerrville Area Chamber of Commerce, the Kerrville Convention & Visitors Bureau and two members of the local business community.

KEDC had a great fiscal year 2015/16. We worked with 3 companies that will create 650 new primary jobs with annual wages of \$20 million and invest \$30 million in new plant and equipment in Kerrville and Kerr County. Over ten years the projects will result in 1,435 new jobs and an economic impact of \$503 million. KEDC was awarded the Community Economic Development Award and the Economic Excellence Award from the Texas Economic Development Council, and I attained Certified Economic Developer status from the International Economic Development Council. We have seen increased prospect activity and visits to the new KEDC website are increasing exponentially.

The KEDC Board of Directors recently approved our budget for FY 2016/17. Our new budget requests funding from our stakeholders in the amount of \$24,500 from the City, County and the Kerrville Public Utility Board and \$182,500 from the Economic Improvement Corporation. Funding allocations are necessary for KEDC to continue operations and prepare for the coming year. Our funding request is increasing from the previous couple of years due to diligent management of tax payer monies. Before I was hired, KEDC had a budget of \$320,000. There was also a period of time between the departure of my predecessor and my hire where KEDC did not utilize the operational budget. For those two reasons, KEDC accumulated a modest reserve. Together with you (our stakeholders) we underfunded KEDC for a period of years to liquidate that reserve. That has been accomplished. We will also ask the City Attorney to draft language in future funding agreements that any unallocated resources in KEDC accounts be returned to our funding stakeholders on a prorata basis should KEDC go dormant for a twelve month period.

KEDC greatly appreciates our stakeholder's continued support and the KEDC Board of Directors looks forward to a bright future and partnership that will be beneficial for all.

Respectfully,

Jonas Titas, CEcD
Executive Director

**Kerrville Economic Development Corporation
2016/2017 Budget**

	FY 12/13	FY 13/14	FY 14/15	FY 15/16	FY 16/17
Income					
City of Kerrville	14,500.00	17,500.00	16,250.00	20,865.68	24,500.00
EIC	127,000.00	60,000.00	166,250.00	154,403.84	182,500.00
Kerr County	14,500.00	17,500.00	16,250.00	20,865.38	24,500.00
KPUB	14,500.00	17,500.00	16,250.00	20,865.38	24,500.00
Other Income	-	-	-	-	-
Total Income	170,500.00	112,500.00	215,000.00	217,000.28	256,000.00
Expense					
Business Expenses	54,550.00	42,000.00	34,000.00	34,500.00	26,500.00
Contract Services	5,000.00	2,000.00	7,500.00	5,000.00	3,500.00
Operations	32,517.00	20,139.00	18,780.00	19,850.00	19,850.00
Other Types of Expenses	2,000.00	1,100.00	900.00	900.00	900.00
Payroll Expenses	151,723.60	149,794.00	160,420.00	171,281.60	181,840.00
Travel & Meetings	23,500.00	20,000.00	20,500.00	25,000.00	25,000.00
Total Expenses	269,290.60	235,033.00	242,100.00	256,531.60	257,590.00
Net Income:	-98,790.60	-122,533.00	-27,100.00	-39,531.32	-1,590.00

Agenda Item:

5B. Staff Report and Discussion Regarding Planning Lighting Improvements to Sidney Baker Bridge and Louise Hays Park. (staff)

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

SUBJECT: Staff report and discussion regarding the planned lighting improvements to the Sidney Baker Bridge and Louise Hays Park

FOR AGENDA OF: June 20, 2016 **DATE SUBMITTED:** June 17, 2016

SUBMITTED BY: Todd Parton **CLEARANCES:**
City Manager

EXHIBITS: None

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: 

Expenditure Required:	Current Balance in Account:	Amount Budgeted:	Account Number:
\$0	\$0	\$0	

PAYMENT TO BE MADE TO:

REVIEWED BY THE FINANCE DEPARTMENT:

SUMMARY STATEMENT

The FY2017 budget adopted by the Kerrville Economic Improvement Corporation and the City of Kerrville includes an allocation of \$250,000 to be used for lighting enhancements for Louise Hays Park. These funds were allocated for additional lighting enhancements to complement the recent downtown park improvements. Additional lighting on the Sydney Baker bridge and the downtown pavilion would enhance the aesthetics along the Guadalupe River. The implementation of these improvements would also be another regional tourism draw for the community.

At its meeting of March 22, 2016, the City Council authorized city staff to submit an application to the Economic Improvement Corporation in the amount of \$250,000 for these lighting improvements. City staff looked into pricing for a programmable LED system similar to that of the fountain plaza. Estimates for the proposed system, including design and installation, have been coming in between \$300,000 to \$350,000. Staff presented this information to the City Council at its meeting of May 24, 2016, and asked for additional direction from the City Council since the cost estimates were significantly exceeding the project budget.

City Council discussed the positive value of this project to the community and that it would like to develop a more comprehensive lighting plan of which bridge lighting might be an element. Additionally, City Council stated that it would like to consider other lighting concepts that would more greatly emphasize the river and be more visible from the roadway and the upper river banks. City staff is developing a strategy to create the lighting plan envisioned by the City Council, which will be implemented as directed by the council.

City Council also directed that city staff look at additional funding sources for this project and withhold submitting a funding application to the Economic Improvement Corporation until a lighting plan is developed, a funding plan is developed, and all eligible funding sources have been identified.

RECOMMENDED ACTION

This is an informational report to the EIC Board and no action is required.

Agenda Item:

5C. Update and Direction to City Staff Regarding Economic Improvement Budget for Fiscal Year 2017. (staff)

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

SUBJECT: Receive an update and provide direction to city staff regarding the Economic Improvement Budget for Fiscal Year 2017

FOR AGENDA OF: June 20, 2016 **DATE SUBMITTED:** June 17, 2016

SUBMITTED BY: Todd Parton **CLEARANCES:**
City Manager

EXHIBITS: Draft Fiscal Year 2017 Budget

AGENDA MAILED TO:

APPROVED FOR SUBMITTAL BY CITY MANAGER: 

Expenditure Required:	Current Balance in Account:	Amount Budgeted:	Account Number:
\$0	\$0	\$0	

PAYMENT TO BE MADE TO:
REVIEWED BY THE FINANCE DEPARTMENT:

SUMMARY STATEMENT

Attached is a copy of the draft Fiscal Year 2017 budget for the Economic Improvement Corporation. This budget reflects the EIC Board's most recent direction.

City staff will review the draft budget and will look for any additional direction from the board. A draft city budget, inclusive of the EIC budget, must be submitted to the City Council no later than July 31, 2016.

A final draft of the budget will be presented to the board at its July meeting for the board's consideration and action.

RECOMMENDED ACTION

City staff is requesting direction on the Fiscal Year 2017 budget and no action is required.

EIC - Proposed FY17 Budget

	FY16 Adopted	FY17 Proposed	FY18 Projected	FY19 Projected	FY20 Projected	FY21 Projected	FY22 Projected
BEGINNING CASH BALANCE	\$3,657,920	\$3,665,450	\$3,577,719	\$3,432,122	\$3,073,068	\$1,852,178	\$3,247,858
REVENUE:							
Sales and Use Tax	\$3,206,316	\$3,302,505	\$3,368,555	\$3,536,983	\$3,678,463	\$3,788,816	\$3,864,593
Interest	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000
Transfers In							
TOTAL REVENUE	\$3,211,316	\$3,307,505	\$3,373,555	\$3,541,983	\$3,683,463	\$3,793,816	\$3,869,593
EXPENDITURES:							
Administrative							
Local Meeting - Workshops	\$500	\$500	\$500	\$500	\$500	\$500	\$500
Advertising							
Debt Service - Series 2011A (River Trail)	\$256,923	\$258,456	\$259,890	\$261,223	\$262,456	\$260,256	\$260,390
Debt Service - Series 2012 (River Trail)	\$255,630	\$252,863	\$253,413	\$250,547	\$250,997	\$248,863	\$253,197
Debt Service - Series 2015 (Athletic Complex)	\$596,329	\$603,417	\$605,350	\$603,767	\$605,400	\$603,517	\$604,850
Economic Development Governing Body	\$154,404	\$180,000	\$180,000	\$185,000	\$185,000	\$185,000	\$185,000
Administrative Services Fee	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000
Total Administrative	\$1,363,786	\$1,395,236	\$1,399,153	\$1,401,036	\$1,404,353	\$1,398,136	\$1,403,936
Category I - Business Development							
ED Set Aside	\$0	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
James Avery Craftsman	\$610,000						
Unspecified	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Category I	\$610,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
Category II - Quality of Life							
Schreiner University Project							
Tennis Center		\$750,000	\$750,000				
LHP Lighting	\$250,000						
Olympic Pool	\$100,000						
Downtown Streetscape Enhancements							
Parking Garage	\$160,000						
Planter Boxes	\$20,000						
Street Furniture	\$100,000						
Water Feature		\$250,000					
Gateway Features			\$120,000				
Singing Wind Ball Fields			\$750,000				
Guadalupe Park Enhancements				\$1,500,000			
Unspecified	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Category II	\$630,000	\$1,000,000	\$1,620,000	\$1,500,000	\$0	\$0	\$0
Category III - Public Infrastructure							
Housing	\$100,000	\$500,000		\$500,000		\$500,000	
Village West Utilities							
Water 1/2 cost							
Wastewater (line extension)					\$3,000,000		
IH10 @ FM 783	\$500,000						
Unspecified	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Category III	\$600,000	\$500,000	\$0	\$500,000	\$3,000,000	\$500,000	\$0
Contingency							
TOTAL EXPENDITURES	\$3,203,786	\$3,395,236	\$3,519,153	\$3,901,036	\$4,904,353	\$2,398,136	\$1,903,936
NET REVENUES TO EXPENDITURES	\$7,530	-\$87,731	-\$145,597	-\$359,053	-\$1,220,890	\$1,395,680	\$1,965,656
FUND BALANCE	\$3,665,450	\$3,577,719	\$3,432,122	\$3,073,068	\$1,852,178	\$3,247,858	\$5,213,515
Accumulated ED Set Aside	\$500,000	\$1,000,000	\$1,500,000	\$2,000,000	\$2,500,000	\$3,000,000	\$3,500,000