



TAX INCREMENT REINVESTMENT ZONE NO. 1 & NO. 2 BOARD REGULAR MEETING

City of Dripping Springs

Council Chambers, 511 Mercer St, Dripping Springs, TX

Monday, April 12, 2021 at 4:00 PM

MINUTES

MEETING SPECIFIC VIDEOCONFERENCE INFORMATION

Join Zoom Meeting

<https://us02web.zoom.us/j/89346665419?pwd=cU15UERjSDFWaWVLeUJWRU9BSVVqZz09>

Meeting ID: 893 4666 5419

Passcode: 489236

Dial Toll Free:

888 475 4499 US Toll-free

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Find your local number: <https://us02web.zoom.us/j/89346665419>

Join by Skype for Business: <https://us02web.zoom.us/j/89346665419>

CALL TO ORDER AND ROLL CALL

Board Members present were:

Dave Edwards, Chair

Taline Manassian, Vice Chair

Missy Atwood

Dan O'Brien

John McIntosh

Walt Smith

Bob Richardson (Advisory Board Member)

Board Member absent was:

Shannon O'Connor (Advisory Board Member)

Staff, Consultants & Appointed/Elected Officials present were:

City Administrator Michelle Fischer

City Attorney Laura Mueller

Finance Director Shawn Cox

City Secretary Andrea Cunningham

TIRZ Project Manager Keenan Smith

TIRZ Administrator John Snyder - P3 Works, LLC

PRESENTATION OF CITIZENS

A member of the public who desires to address the Board regarding any item on an agenda for an open meeting may do so at presentation of citizens before an item or at a public hearing for an item during the Board's consideration of that item. Citizens wishing to discuss matters not contained within the current agenda may do so, but only during the time allotted for presentation of citizens. Speakers are allowed two (2) minutes to speak during presentation of citizens or during each public hearing. Speakers may not cede or pool time. Members of the public requiring assistance of a translator will be given twice the amount of time as a member of the public who does not require the assistance of a translator to address the Board. It is the request of the Board that members of the public wishing to speak on item(s) on the agenda with a noticed Public Hearing hold their comments until the item(s) are presented for consideration. Speakers are encouraged to sign in. Anyone may request a copy of the City's policy on presentation of citizens for the City Secretary. By law no action may be taken during Presentation of Citizens.

No one spoke during Presentation of Citizens.

MINUTES

- 1. Discuss and consider approval of the March 8, 2021 TIRZ Board No. 1 & No. 2 regular meeting minutes.**

A motion was made by Vice Chair Manassian to approve the March 8, 2021 TIRZ Board No. 1 & No. 2 regular meeting minutes with the condition that the highlighted section be un-highlighted prior to posting of approved minutes. Board Member Smith seconded the motion which carried unanimously.

BUSINESS

- 2. Presentation, discussion and possible action regarding the Fiscal Year 2021 TIRZ Quarterly Report, including Cost Sharing and Reimbursement for Priority Projects.**

Mim James and Jon Snyder presented the report which is on file.

No action was taken on this item.

- 3. Discuss and consider possible action regarding the Fiscal Year 2022 TIRZ Budget request and recommendation.**

Keenan Smith presented the staff report which is on file.

No action was taken on this item.

- 4. Update, discussion and possible action regarding TIRZ Priority Projects.**

Keenan Smith presented the staff report which is on file.

a) Old Fitzhugh Road

Grant writer is working on data analysis and scenarios. The Board will receive an update next month.

b) Triangle

Project continues to be on hold due to FEMA and TxDOT issues.

c) Downtown Parking

Project is on pause due to Town Center Project. City staff has received the concept plan.

5. Update, discussion and possible action regarding the TIRZ Town Center Project.

The Board will consider this item following the Executive Session.

A motion was made by Vice Chair Manassian to adjourn into Executive Session under Texas Government Code Sections 551.071, Consultation with City Attorney and 551.072, Deliberation of Real Property and regarding Executive Session Agenda Item 6 and Business Agenda Item 5. Board Member McIntosh seconded the motion which carried unanimously 6 to 0.

EXECUTIVE SESSION

The TIRZ No. 1 & No. 2 Board for the City of Dripping Springs has the right to adjourn into executive session at any time during the course of this meeting to discuss any matter as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development). The TIRZ No. 1 & No. 2 Board for the City of Drippings Springs may act upon any item listed in Executive Session in Open Session or move any item from Executive Session to Open Session for action.

- 6. Consultation with City Attorney and Deliberation of Real Property regarding legal issues related to Real Property for the Tax Increment Reinvestment Zone including the Town Center Project.** *Consultation with City Attorney, 551.071; Deliberation of Real Property, 551.072*

Business Agenda Item

5. Update, discussion and possible action regarding the TIRZ Town Center Project.

The Board met in Executive Session from 5:00 – 6:15 p.m.

No vote or action was taken during Executive Session. Chair Edwards returned the meeting to Open Session at 6:15 p.m.

Board Member Smith left the meeting during Executive Session.

OPEN SESSION

Business Agenda Item

5. Update, discussion and possible action regarding the TIRZ Town Center Project.

No action was taken on this item.

UPCOMING MEETINGS

TIRZ No. 1 & No. 2 Board Meetings

May 10, 2021 at 4:00 p.m.

June 14, 2021 at 4:00 p.m.

July 12, 2021 at 4:00 p.m.

City Council Meetings

April 13, 2021 at 6:00 p.m.

April 20, 2021 at 6:00 p.m.

ADJOURN

A motion was made by Board Member O'Brien to adjourn the meeting. Board Member Atwood seconded the motion which carried unanimously 5 to 0.

This regular meeting adjourned at 6:18 p.m.