

**CITY OF KERRVILLE, TEXAS ECONOMIC IMPROVEMENT CORPORATION (EIC)  
REGULAR MEETING – September 19, 2022**

On Monday, September 19, 2022, at 4:00 p.m., the regular meeting of the City of Kerrville, Texas Economic Improvement Corporation, was called to order by President Gregory Richards, in the Council Chambers at City Hall, 701 Main Street, Kerrville, Texas.

**MEMBERS PRESENT:**

Gregory Richards, President  
Danny Almond, Vice President  
John Anderson  
Gregg Appel  
Kyle Bond  
Kim Clarkson, Councilmember Place 2  
Gary Cochrane

**MEMBERS ABSENT:** None

**CHIEF EXECUTIVE STAFF PRESENT:**

Michael Hornes, Assistant City Manager  
Kim Meisner, Assistant City Manager  
Mike Hayes, City Attorney  
Keshia Franchina, Deputy City Secretary  
Ashlea Boyle, Director of Parks and Recreation  
Megan Folkerts, Senior Management Analyst  
Drew Paxton, Director of Planning and Development  
Trina Rodriguez, Assistant Director of Finance  
Cody Scott, Finance Compliance Coordinator

**VISITORS PRESENT:** No citizen speakers registered to speak during the Visitors/Citizens forum item 3.

1 **CALL TO ORDER:** President Richards called the meeting to order at 4:00 p.m.

2 **INVOCATION:** Kyle Bond led the invocation.

3 **VISITORS / CITIZENS FORUM:** None.

4 **APPROVAL OF MINUTES:**

4.A. Minutes from the regular Economic Improvement Corporation (EIC) meeting held on August 15, 2022.

Danny Almond motioned to approve the minutes, and Gregg Appel seconded. The motion passed 6-0.

5 **MONTHLY REPORTS:**

5.A. Kerr Economic Development Corporation (KEDC) update.

Michael Hornes presented the KEDC project status update.

5.B. Kerrville Economic Improvement Corporation (EIC) project status update including the following:

- Tranquility Island Electrical Infrastructure
- KERV Airport Improvements
- Killdeer Mountain Manufacturing
- Peterson Medical Center Campus Infrastructure Improvements.

Michael Hornes presented the EIC project status update.

5.C. Monthly Financial Report.

Trina Rodriguez presented the Monthly Financial Report, and responded to questions. Mike Hayes and Michael Hornes responded to questions.

Danny Almond motioned to invest one million dollars over and above what is currently being invested for six months as soon as possible in commercial paper, and Kyle Bond seconded. The motion passed 7-0.

## **6 CONSIDERATION AND POSSIBLE ACTION:**

6.A. Recommend calling a public hearing for October 17, 2022 to discuss the funding application to the City of Kerrville, Texas Economic Improvement Corporation for Phase 1 of the Downtown River Trail extension, from the Tranquility Island Bridge to the Scenic Downtown Overlook, along with environmental permitting for all phases of the Downtown River Trail to the G Street bridge.

Michael Hornes apologized for headings on 6.A., 6.B., and 6.C.; stating that the headings should have stated consider the application from the City.

Ashlea Boyle presented the funding application request for Phase 1 of the Downtown River Trail extension, and responded to questions. Michael Hornes responded to questions.

Gary Cochrane motioned to set a public hearing for October 17, 2022 to approve Phase 1, segments 1 and 2, of the Downtown River Trail extension, and Kyle Bond seconded. The motion passed 6-1. Gregory Richards, John Anderson, Gregg Appel, Kyle Bond, Kim Clarkson, and Gary Cochrane voted in favor of the motion. Danny Almond voted against.

6.B. Recommend calling a public hearing for October 17, 2022 to discuss the funding application to the City of Kerrville, Texas Economic Improvement Corporation for a downtown infrastructure and beautification project along Clay Street from Main Street to Water Street and on Water Street from Clay Street to Sidney Baker.

Megan Folkerts presented the funding application request for a downtown infrastructure and beautification project, and responded to questions. Michael Hornes responded to questions.

Public speakers were as follows:

- Mike Wittler, KPUB General Manager
- Jeremy Walther, KUTS, Pint & Plow Owner

Kyle Bond motioned to set a public hearing for October 17, 2022 to approve the downtown beautification project, and Danny Almond seconded. The motion passed 6-1. Gregory Richards, Danny Almond, John Anderson, Gregg Appel, Kyle Bond, and Kim Clarkson voted in favor of the motion. Gary Cochrane voted against.

- 6.C. Recommend calling a public hearing for October 17, 2022 to discuss the funding application to the City of Kerrville, Texas Economic Improvement Corporation for a Fitness Court at Louise Hays Park.

Ashlea Boyle presented the funding application for a Fitness Court at Louise Hays Park, and responded to questions.

Public speakers were as follows:

- Denton Gruzensky, Peterson Health CHRO

Gregg Appel motioned to set a public hearing for October 17, 2022 to approve a Fitness Court at Louise Hays Park, and John Anderson seconded. The motion passed 7-0.

- 6.D. Review and consideration of Contract No. 2019-84 "EIC Funding Agreement - Airport Infrastructure Improvements" to include an amendment to decrease the overall amount and extend the contract.

Michael Hornes presented the amendment to Contract No. 2019-84 EIC Funding Agreement Airport Infrastructure Improvements, and responded to questions. Trina Rodriguez responded to questions.

Public Speakers were as follows:

- Mary Rohrer, Airport Manager

Gary Cochrane motioned to authorize staff to prepare the amendment to the contract to extend the time for a year and decrease the total amount to be determined as approximately \$132,000, and Gregg Appel seconded. The motion passed 7-0.

- 6.E. Discussion to reschedule the Economic Improvement Corporation (EIC) FY23 November - February meetings as they fall near or on a holiday.

Michael Hornes began the discussion to reschedule the EIC FY23 meetings for November - February to November 14, 2022, December 12, 2022, January 9, 2023, and February 13, 2023.

Gregory Richards motioned to approve the dates as presented, and Gary Cochrane seconded. The motion passed 7-0.

7 **EXECUTIVE SESSION:** None.

8 **POSSIBLE ACTION FOR ITEMS DISCUSSED IN EXECUTIVE SESSION:** None.

9 **ITEMS FOR FUTURE AGENDAS:**

10 ADJOURN. President Richards adjourned the meeting at 5.45 p.m.

Minutes Approved: \_\_\_\_\_

10/17/2022

President Gregory Richards: \_\_\_\_\_

Gregory L. Richards

Attest: Kesha Franchina, Deputy City Secretary: \_\_\_\_\_

Kesha Franchina