

**CITY OF KERRVILLE, TEXAS ECONOMIC IMPROVEMENT CORPORATION
REGULAR MEETING – MARCH 18, 2024**

On Monday, March 18, 2024, at 4:00 p.m., the regular meeting of the City of Kerrville, Texas Economic Improvement Corporation (EIC) was called to order by President Kim Clarkson, in the Council Chambers at City Hall, 701 Main Street, Kerrville, Texas.

MEMBERS PRESENT:

Kim Clarkson – President
John Anderson - KEDC
Gregg Appel
Kyle Bond - “GO Team”
Beck Gipson
Celeste Hamman
Joe Herring Jr. - Councilmember

MEMBERS ABSENT: None.

CHIEF EXECUTIVE STAFF:

Dalton Rice, City Manager
Mike Hayes, City Attorney
Michael Hornes, Assistant City Manager
Kim Meismer, Assistant City Manager
Kesha Franchina, Deputy City Secretary
Stuart Barron, Executive Director of Public Works & Engineering
Ashlea Boyle, Director of Parks & Recreation
Trina Rodriguez, Assistant Director of Finance

VISITORS PRESENT: None.

- 1 **CALL TO ORDER:** President Kim Clarkson called the meeting to order at 4:00 p.m.
- 2 **INVOCATION:** Kyle Bond led the invocation.
- 3 **VISITORS / CITIZENS FORUM:** No citizen speakers.
- 4 **APPROVAL OF MINUTES:**
4.A Minutes from the regular Economic Improvement Corporation (EIC) meeting held on February 12, 2024.

Gregg Appel motioned to approve the minutes as presented and John Anderson seconded. The motion passed 7-0.

5 MONTHLY REPORTS:

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

Gil Salinas and Katy Milton Jordan presented the KEDC Update and responded to questions.

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

- Peterson Medical Center Campus Infrastructure Improvements
- Downtown Area Streetscape
- Downtown River Trail Extension
- Travis Street Pump Station Upsizing
- Sales Tax Bond Projects

Michael Hornes presented the EIC Project Status Updates and responded to questions.

5.C Monthly Financial Report.

Trina Rodriguez presented the Monthly Financial Report and responded to questions.

6 PUBLIC HEARING AND POSSIBLE ACTION:

6.A Public Funding Agreement between the City of Kerrville, Texas, Economic Improvement Corporation and the City of Kerrville, Texas; for improvements made to the City's Scott Schreiner Golf Course.

President Clarkson read item 6.A in to record. Ashlea Boyle presented information, and she, Michael Hornes, and Trina Rodriguez responded to questions.

President Clarkson opened the Public Hearing at 4:33 p.m. and there were no speakers. President Clarkson closed the Public Hearing at 4:34 p.m.

Greg Appel motioned to approve the funding agreement as specified in 6.A and Kyle Bond seconded. The motion passed 7-0.

6.B Public Funding Agreement between the City of Kerrville, Texas, Economic Improvement Corporation and the City of Kerrville, Texas; for improvements made to the City's Cailloux Theater.

President Clarkson read item 6.B in to record. Michael Hornes presented information and responded to questions.

President Clarkson opened the Public Hearing at 4:44 p.m. and there were no speakers. President Clarkson closed the Public Hearing at 4:45 p.m.

Kyle Bond motioned to approve the funding agreement as specified in 6.B and Celeste Hamman seconded. The motion passed 7-0.

6.C Public Funding Agreement between the City of Kerrville, Texas, Economic Improvement Corporation and the City of Kerrville, Texas; for improvements made to the City's Olympic Pool.

President Clarkson read item 6.C in to record. Ashlea Boyle presented information, and

responded to questions.

President Clarkson opened the Public Hearing at 4:55 p.m.
Speakers were as follows:

- David Bartels

President Clarkson closed the Public Hearing at 4:55 p.m.

Celeste Hamman motioned to approve the funding agreement as specified in 6.C, and Councilmember Herring seconded. The motion passed 7-0.

7 CONSIDERATION AND POSSIBLE ACTION:

7.A Economic Development Grant Agreement between Habitat for Humanity-Kerr County and the City of Kerrville, Economic Improvement Corporation for the installation of Public Infrastructure for the development of the Mariposa Residential Neighborhood.

Michael Hornes presented information and responded to questions.

President Clarkson motioned to table this item for a future agenda, and Greg Appel seconded. The motion passed 7-0.

7.B Consider funding requests from Schreiner University for 1) the initiation of Center for Talent and Workforce Development; and 2) the expansion of Schreiner Athletics through the building of facilities.

Dr. Charlie McCormick, President of Schreiner University, presented information and responded to questions.

Speakers were as follows:

- Jarrett Jachade
- John Riverbourgh
- Cory Edmondson
- Larry Howard

Celeste Hamman motioned to discuss item further in closed Executive Session under 551.071 and 551.087, and Councilmember Herring seconded. The motion passed 7-0.

7.C. Report from James Avery Craftsman as to its employment positions for 2023 pursuant to its Economic Development Grant Agreement with the Economic Improvement Corporation.

Michael Hornes presented information and responded to questions.

Councilmember Herring motioned to convene into closed Executive Session under 551.071 and 551.087 to discuss items 7.B and 7.C further, and Celeste Hamman

seconded. The motion passed 7-0. At 5:34 p.m., the open meeting recessed and convened into closed Executive Session.

8 EXECUTIVE SESSION:

8.A Economic Development projects: (551.071, 551.087)

- Habitat for Humanity Kerr County, Mariposa Residential Subdivision
- Schreiner University

8.B Report from James Avery Craftsman as to its employment positions for 2023 pursuant to its Economic Development Grant Agreement with the Economic Improvement Corporation.

At 6:44 p.m. the closed Executive Session adjourned and the open meeting reconvened. No action was taken during Executive Session.

9 POSSIBLE ACTION FOR ITEMS DISCUSSED IN EXECUTIVE SESSION:

8.A Consider funding requests from Schreiner University for 1) the initiation of Center for Talent and Workforce Development; and 2) the expansion of Schreiner Athletics through the building of facilities.

Gregg Appel motioned to call a Public Hearing to consider the funding request from Schreiner University, and Councilmember Herring seconded. The motion passed 7-0.

8.B Report from James Avery Craftsman as to its employment positions for 2023 pursuant to its Economic Development Grant Agreement with the Economic Improvement Corporation.

No action was taken on item 7.C.

10 ITEMS FOR FUTURE AGENDAS:

- Revisit "GO Team" for clarity and structure.

11 ADJOURN. President Clarkson adjourned the meeting at 6:45 p.m.

MINUTES APPROVED: 4/15/2024

Kim Clarkson

Kim Clarkson, EIC President

Kesha Franchina

Attest: Kesha Franchina, Deputy City Secretary