

**MINUTE RECORD OF THE CITY OF SAN ANGELO TAX INCREMENT  
REINVESTMENT ZONE MEETING HELD ON Tuesday, June 27, 2017 AT  
3:00 PM, MCNEASE CONVENTION CENTER, 501 RIO CONCHO DRIVE.**

**PRESENT:**     **Voting Members:** Bill Dendle, Dudra Butler, Casey Barrett, Lee Pfluger, Jason Fernandez

**Non-voting Members:** DSA – Del Velasquez, Chamber of Commerce – Michael Looney

**ABSENT:**     Elizabeth Grindstaff (AE), Johnny Silvas (AE)

**VACANT**

**SEATS:**     SMD 5, Mayor

**STAFF:**     Sarah Tackett, Senior Administrative Assistant-Planning & Development Services  
                  Shannon Scott, Economic Development Specialist-Economic Development  
                  Dan Saluri, Assistant City Attorney  
                  Bryan Kendrick, City Clerk

I.     Call to order, establish quorum.

The meeting was called to order at 3:03 pm. It was established that a quorum was present.

II.    Public comment.

***No public comment.***

III.   Consideration of approving the minutes from the May 23, 2017 TIRZ Board Meeting.

***Motion to approve the May 23, 2017 Minutes by Mr. Lee Pfluger, seconded by Mr. Casey Barrett and carried unanimously.***

IV.   Financial Report.

Ms. Sarah Tackett updated the board regarding the payments that had been paid in May. She added that Mr. Jon James will give a more detailed report at the July TIRZ Board Meeting.

- **North**
  - Electric            \$102
  - Water                \$295
- **South**
  - Raw 1899            \$67,500
  - Electric              \$33

***No action taken.***

V. Update and discussion on projects in process.

Ms. Shannon Scott presented the following update to the board:

- Raw 1899- Complete / paid out
- Brian Raymond- Complete / paid out
- The Casual Pint- Complete
- La Carbonera- Contract / LTP signed / in progress / 10% paid
- Wendland Manufacturing- Contract / LTP signed / in progress / 10% paid
- Western Sky Steakhouse- Contract / LTP signed / in progress / 10% paid

Mr. Lee Pfluger asked about the TIRZ Project at 236 W. Beauregard; has any progress been made? Ms. Shannon Scott stated that no progress has been made; the applicant states they would still like to proceed. Mr. Lee Pfluger stated he would like for staff to research what the options are for this issue; the board agreed.

***No action taken.***

VI. Discussion and possible action regarding the TIRZ Board’s recommendations for Incentive Awards for FY 2017.

**NORTH PROJECTS REQUIRING ACTION**

Address/Name	Requested Funding
2829 N. Chadbourne (Harvey Andrews)	\$58,400
2821 N. Chadbourne (Harvey Andrews)	\$65,750
<b>Total North funding requested</b>	<b>\$124,150</b>

**2829 N. Chadbourne – Harvey Andrews**

**Funding requested: \$58,400**

**Match: \$42,000**

**Total project cost: \$100,400**

**2821 N. Chadbourne – Harvey Andrews**

**Funding requested: \$65,750**

**Match: \$40,000**

**Total project cost: \$105,750**

Mr. Harvey Andrews stated that 2821 N. Chadbourne has already been leased to be utilized as a restaurant. Ms. Shannon Scott presented before and after pictures of both projects; she added that staff did recommend funding both of these projects.

***Motion to fund 2821 and 2829 N. Chadbourne at the total requested by Mr. Bill Dendle, seconded by Mr. Jason Fernandez and carried unanimously.***

#### **SOUTH PROJECTS REQUIRING ACTION**

<b>Address/Name</b>	<b>Requested Funding</b>
39 W. Concho (Casa Décor)	\$34,533.61
236 W. 2nd St. (Jost Lawn & Landscape)	\$38,030.00
<b>Total South funding requested</b>	<b>\$72,563.61</b>

Ms. Shannon Scott presented before and after pictures of both projects. Ms. Sadie Cartwright spoke on behalf of Case Décor and Mr. Paul Jost spoke on behalf of Jost Lawn and Landscape.

***Motion to deny funding for 39 W. Concho (Case Décor) by Mr. Casey Barrett, seconded by Mr. Jason Fernandez and carried unanimously.***

***Motion to fund the total amount requested for 236 W. 2<sup>nd</sup> Street (Jost Lawn & Landscape) by Mr. Casey Barrett, seconded by Mr. Jason Fernandez. Motion passes 4-1. Mr. Lee Pfluger voted nay.***

- VII. Discussion regarding the next Incentive Awards Cycle in July 2017.

Ms. Shannon Scott stated that we set the funding cycles in January for first cycle in March and second cycle in July. Staff recommends that we move forward with a North Cycle in July and delay a cycle in the South until October/November.

No discussion, board agreed to move forward with a second cycle in the North only.

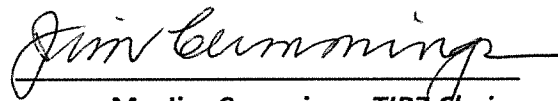
VIII. Announcements/possible future agenda items.

a) Next Meeting – June 27, 2017

Recommendations for future agenda items: research options for 236 W. Beauregard project and possibly placing signs/banners stating “Project funded in part by TIRZ”.

IX. Adjournment.

***Motion to adjourn at 4:02 by Mr. Lee Pfluger, seconded by Mr. Jason Fernandez and carried unanimously.***

  
Mr. Jim Cummings, TIRZ Chairman