

STATE OF TEXAS §
COUNTIES OF POTTER §
AND RANDALL §
CITY OF AMARILLO §

On the 20th day of December, 2018, the East Gateway Tax Increment Reinvestment Zone No. 2 Board met in a regularly scheduled meeting at 12:00 PM, in Room 306 of City Hall, at 601 S. Buchanan, Amarillo, Texas with the following members present:

Voting Members	Present	Meetings Held	Meetings Attended
Patrick Miller, Amarillo College	N	8	2
Dean Frigo, Amarillo Hospital District	Y	13	12
Cristie Wilkinson, Amarillo Independent School District	Y	10	9
Christopher Reed, City of Amarillo	Y	13	10
John Attebury, City of Amarillo	Y	9	9
Jeremi Young, City of Amarillo	Y	13	9
Joy Shadid, Panhandle Groundwater District	N	13	5
Helen Burton, Potter County	Y	13	9
Mercy Murguia, Chairman, Potter County	Y	13	13
David Walker, Potter County	Y	5	5

Staff present:

Andrew Freeman, Director of Planning and Development Services; Cris Valverde, Assistant Director of Planning and Development Services; Bryan McWilliams, City Attorney; Wes Luginbyhl, Senior Planner-Economic Development; Hannah Green, Recording Secretary.

ITEM 1. Minutes. Chairman Murguia called the meeting to order at 12:00 P.M. Chairman Murguia asked for corrections, deletions or changes to the minutes of November 15, 2018. A motion was made by Mr. Walker, seconded by Ms. Wilkinson, to approve the minutes. Motion passed unanimously.

Chairman Murguia asked Mr. McWilliams to begin the executive session. Executive session began at 12:04 pm.

EXECUTIVE SESSION

Board may convene in Executive Session to receive reports on or discuss any regular meeting items under the following exceptions to the Open Meetings Act:

- (1) Section 551.072 - Discuss the purchase, exchange, lease, sell, or value of real property and public discussion of such would not be in the best interests of the City's bargaining position:
 - (a) Discuss properties located near Sunrise Drive and Interstate 40 Access Road

(1) Section 551.087 – Discuss commercial or financial information received from an existing business or business prospect with which the TIRZ is negotiating for the location or retention of a facility, or for incentives the TIRZ is willing to extend, or financial information submitted by same.

(a) Economic development incentive request in the vicinity of S. Lakeside Drive and Interstate 40 Access Road

The executive session concluded at 12:33PM.

ITEM 2. Discuss and consider taking action on an application for TIRZ incentives associated with a project located at 7775 Interstate 40, also known as PRAD Property ID R-001-5500-0530.0.

Dipak Patel, 46 Colonial Dr, stood to represent Route 66 Amarillo. Mr. Patel discussed his project, a hotel, and to take questions from the board. Mr. Patel then explained the issues he is aware of in the area and his hopes on how to address them. The board and Mr. Patel then discussed the timeline of the project.

A motion to approve a rebate was made by Mr. Young, seconded by Mr. Frigo, and passed unanimously. Terms for the agreement are for a 50% property tax rebate for 10 years, with a requirement to receive a building permit within six months after City Council approval, and a certificate of occupancy within 2 years of building permit issuance in order to receive the rebate.

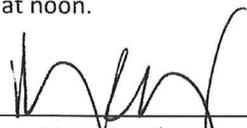
ITEM 3. Update and Discussion on Concept Plan for the TIRZ #2 (Lavin Exercise).

The board gathered around a table to workshop the concept plan and land use ideas brought by Lavin Architects. This discussion and exercise involved future planning for the area to help encourage development in the TIRZ.

ITEM 4. Public Forum. Mr. Patel noted the desire for an outlet mall.

ITEM 5. Discuss items for future agendas.

The next scheduled meeting will be held on January 17, 2018 at noon.



Mercy Murguia, Chairman