

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

On the 18th day of July, 2019, the East Gateway Tax Increment Reinvestment Zone No. 2 Board met in a regularly scheduled meeting at 11:00 PM, in Room 105 of City Hall, at 601 S. Buchanan, Amarillo, Texas with the following members present:

Voting Members	Present	Meetings Held	Meetings Attended
Michael Kitten, Amarillo College	N	3	2
Dean Frigo, Amarillo Hospital District	Y	16	15
Cristie Wilkinson, Amarillo Independent School District	Y	13	11
Christopher Reed, City of Amarillo	Y	16	13
John Attebury, City of Amarillo	Y	12	12
Jeremi Young, City of Amarillo	N	16	9
Joy Shadid, Panhandle Groundwater District	N	16	5
Helen Burton, Potter County	Y	16	10
Mercy Murguia, Chairman, Potter County	Y	16	16
David Walker, Potter County	Y	8	8

Staff present:

Andrew Freeman, Director of Planning and Development Services
Cris Valverde, Assistant Director of Planning and Development Service
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 11:00 A.M. Chairman Murguia asked for corrections, deletions or changes to the minutes of May 16, 2019. A motion was made by Mr. Reed to approve the minutes, seconded by Mr. Burton. Motion passed unanimously.

ITEM 2. Presentation of the June 30, 2019 Quarterly Financials. Laura Storrs, Director of Finance, went over the quarterly financials, showing the budget and actually spending so far. Chairman Murguia noted a line item change that will appear on the professional services allocation in the near future.

ITEM 3. Discuss FY 2019-20 Tax Increment Reinvestment Zone #2 Annual Budget. Laura Storrs, Director of Finance, presented this item, looking at spending and predicted expenditures. The board went over more line items that are expected to be paid. Chairman Murguia noted that there is still more room for traveling to conferences or for furthering the productivity of the board. It was also noted that the board desired to run some comparisons to the TIRZ #1 Board.

ITEM 4. Discuss and Consider Acceptance of Final Concept Plan Prepared by Lavin Architects. Andrew Freeman, Director of Planning and Development Services, presented this item, giving the

current state of the Concept Plan. Chairman Murguia made the positive note of developers being interested once the plan was approved. A motion was made by Mr. Frigo to accept the Concept Plan, seconded by Ms. Wilkinson. Motion passed unanimously.

ITEM 5. Discuss and Consider Agreement with Brailsford & Dunslavey, Inc. for Assisting TIRZ #2 in Determining Strategies to Leverage Current Development Opportunities within the Zone. Andrew Freeman, Director of Planning and Development Services, presented the item, noting that the board has a current leaning toward Brailsford & Dunslavey given the last meeting. Mr. Freeman also noted that the agreement will scope out the framework of the site and create headway for the proposal. Chairman Murguia went over the next steps and what to look for in creating successful projects. A motion was made by Ms. Wilkinson to approve the agreement, seconded by Mr. Frigo. Motion passed unanimously.

ITEM 6. Discuss and Consider Amendment for an Executed Incentive Agreement with Route 66 Amarillo, LLC for a Hotel Project located at 7775 Interstate 40 East. Andrew Freeman, Director of Planning and Development Services, presented this item. Mr. Freeman noted that the applicant was asking for an extension for obtaining the building permit, ability to change the remaining gap in street-scaping, and an update to the square footage requirements. It was noted that this would be a good time to address and make changes to the agreement. The applicant stood to let the board know the current state of progress and to further ask if the permit fees could be waived. Staff made the note that waiving fees would need approval by City Council. A motion was made by Mr. Attebury to approve of the changes, seconded by Mr. Frigo. Motion passed unanimously.

ITEM 7. Public Forum. No comments were made.

ITEM 8. Discuss items for future agendas. No comments were made.

The next scheduled meeting will be held on August 15th, 2019 at noon.



Mercy Murguia, Chairman