

**STATE OF TEXAS**

**COUNTIES OF POTTER**

**AND RANDALL**

**CITY OF AMARILLO**

On the 26th day of August, 2020 The Colonies Public Improvement District (PID) Advisory Board met at 10:00 AM by video conference in Room 203, second floor of the Jim Simms Bldg., 808 S. Buchanan St., Amarillo, Texas, with the following people present:

<b>VOTING MEMBERS</b>	<b>MEMBERS PRESENT</b>	<b>TOTAL NO. MEETINGS HELD SINCE APPOINTMENT</b>	<b>TOTAL NO. MEETINGS ATTENDED SINCE APPOINTMENT</b>
Clay Allen	Yes	3	3
Tracy Byars	Yes	39	37
Keith Hunt	Yes	4	4
Jason Burr	Yes	4	4
Wesley Lawhorn	Yes	14	11

**CITY OF AMARILLO STAFF:**

Kelley Shaw, Community Development  
Kim Conley, Development Services

**OTHERS IN ATTENDANCE:**

Calandra Randolph, FIMC  
Brittany Stephens, FIMC  
Cleve Turner, TLA  
James Shelton, TLA

**ITEM 1: Approval of Minutes from July 30, 2020 meeting**

Mr. Wesley Lawhorn asked the board to look over the minutes from the last meeting. Mr. Tracy Byers moved to approve the minutes from the July 30, 2020 meeting and was seconded by Mr. Keith Hunt. The minutes were approved unanimously.

**ITEM 2: Discuss maintenance and operations related to PID improvements**

Mr. Lawhorn then reviewed the fungus issues regarding the rose bushes. He stated that the issue is prone to spread and it has been recommended that the bushes be replaced with another plant. Mr. Cleve Turner stated that the primary ways the disease spreads is through the soil and through pruning tools. He recommended that the tools used on the plants be disinfected after pruning each limb. Mr. Byers asked how large the area is that would need to have the bushes removed and Ms. Calandra Randolph stated that the issue was not with all of the bushes so there would not be a completely bare area if the bushes were removed. She stated that there is a quote from Custom Gardens for approximately \$5,750 to treat and trim infected plants and remove those that are more than one third infected. Mr. Turner stated that there is no guarantee plants that are treated would not become re-infected after treatment. Mr. Jason Burr motioned to proceed with the quote from Custom Gardens for treatment of the roses. Mr. Byers seconded the motion and it was approved unanimously.

The board then discussed the replacement of mulch around the trees based on a three-year schedule. Ms. Randolph stated the first phase would cover all areas except for Hillside and Unit 63. Mr. Byers motioned to approve the mulch replacement for the first phase for approximately \$7,300. Mr. Burr seconded the motion and it was approved unanimously.

Mr. Lawhorn then discussed the increased water usage. He stated that Custom Gardens did not have an effective way to monitor water usage and asked if the city could provide monthly water bills to track the usage. Mr. Kelley Shaw asked if there was a good place to put a well to avoid higher water usage costs. Mr. Turner stated that the PID could save some money if there is good water and a large enough pump or a pressure tank. The board briefly discussed the costs of installing a well and suggested discussing it at another time.

ITEM 3: Discuss and consider bids for bridge roof replacement

Mr. Lawhorn stated that the roof of the bridge house on New England and Continental needs to be replaced. Four bids were received for 30-year composite shingles and for Class 4 shingles. Mr. Burr stated that he spoke with Rhinehart roofing and determined that the Davinci shingles are close to what is already on the roof. He also stated that Class 4 shingles are hail resistant, but this only means the roof will not leak from hail damage, but the roof will not look good after a few hailstorms. Mr. Lawhorn asked if the roof replacement would be covered by the city's Risk Management department rather than the PID Repair budget. Mr. Shaw stated that the Risk Management Director discussed with the board and they determined that they would be willing to cover the cost through City Risk Management funds. Mr. Byers motioned to accept the 30-year composite shingle roofing bid with Rhinehart Roofing for \$3,300. Mr. Clay Allen seconded the motion and it was approved unanimously.

ITEM 4: Discuss and consider for recommendation Colonies Unit 72 Improvement Project Bids

Mr. Lawhorn began by informing the board that Rockrose has agreed to oversee the development of unit 72 to ensure consistency throughout the Colonies. Mr. Turner briefly reviewed the project with an estimated cost of \$363,150. He stated that Green Plains Designs was the low bid at \$385,000. He also stated that there was an alternate for additional concrete work that was also bid. Green Plains Designs bid an additional \$17,800 for the additional area of concrete. Mr. Turner gave an overview of the projected result of the project and the additional concrete. Mr. Lawhorn asked if the board members accepted a bid if it would go into future debt service for the PID. Mr. Shaw verified that the board would recommend a bid, the recommendation would then be written as an agenda item for city council approval.

Mr. Turner stated that Green Plains Design has done a substantial amount of work in the Colonies and they estimated 100 calendar days to finish the project. He also verified that the bids included the 16 trees to be planted in the area. Mr. Allen motioned to accept the bid from the Green Plains Design for the development of the common areas for unit 72 to include the alternate bid of \$17,800 for the additional work for the specifics for a total of \$402,800. Mr. Burr seconded the motion and it was approved unanimously.

ITEM 5: Discuss Future agenda items

The board briefly discussed finding a way to deter further tampering with the fountain and adding this to the future agenda. Mr. Byers asked when the lettering would be put back on the fountain. Ms. Brittany Stephens stated that was a delay, but Ms. Randolph had the details and would have to provide them at later time.

ITEM 6: Adjourn Meeting

There being no other business, Mr. Lawhorn adjourned the meeting.