

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

On the 18th day of May, 2017, the Tax Increment Reinvestment Zone Board met in a regularly scheduled meeting at 12:00 PM, in Room 306 of City Hall, at 509 E. 7th Street, Amarillo, Texas with the following members present:

Voting Members	Present	Meetings Held	Meetings Attended
Scott Bentley, Chairman, City of Amarillo	Yes	43	42
Jason Herrick, Vice-Chairman, City of Amarillo	Yes	31	19
Dr. David Woodburn, Amarillo College	No	42	29
Dean Frigo, Amarillo Hospital District	Yes	2	2
Scott Flow, Amarillo Independent School District	Yes	12	11
Kimberly Warminski, Panhandle Groundwater Conservation Dist	Yes	6	6
Nick Ward, Potter County	No	17	16
Leon Church, Potter County	Yes	18	17
Judge Thomas Jones, Potter County	No	18	12
Joseph Peterson, Jr., City of Amarillo	Yes	7	7

Others Present:

Bob Cowell, Deputy City Manager
 Andrew Freeman, Economic Development Mgr
 Jan Sanders, Recording Secretary

Bryan McWilliams, Deputy City Attorney
 AJ Fawver, Planning Director

Chairman Bentley opened the meeting at 12:02 PM, established a quorum and conducted the consideration of the following items listed below.

ITEM 1 Approve the minutes of the meeting of March 9, 2017.

Chairman Bentley asked for corrections, deletions or changes to the minutes of March 9, 2017. Motion was made by Mr. Flow, seconded by Mr. Peterson, to approve the minutes as submitted. Motion passed unanimously.

Chairman Bentley asked Mr. McWilliams, to begin the executive session. Mr. McWilliams announced an executive session, at 12:03 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) Sec. 551.071 – Consult with the attorney on a matter in which the attorney’s duty to the governmental body under the Texas Disciplinary Rules of Professional conduct conflicts with this chapter.
- (2) Sec. 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.
- (3) Sec. 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 TIRZ’s bargaining position.
Discuss incentives related to 626 S. Polk and 800 S. Polk

The executive session concluded at 12:19 PM.

ITEM 2 Report on Status of Projects:

- a. Downtown Multi-Purpose Events Venue
Mr. Cowell stated the next step is to relocate an existing storm sewer from the street that will be removed. The Local Government Corporation (LGC) continues their negotiations in securing a baseball team.
- b. Downtown Parking Garage
Mr. Cowell advised a certificate of occupancy has been issued for the 750 space parking garage and retail space. The anticipated opening is scheduled for late June after the security system, badge readers, and electronic pay stations are in place. The LGC has a 5 year contract with Bob Garrett for the leasing and managing of the 25,000 sq ft of retail space. Mr. Cowell also mentioned the bond propositions that were approved, included the reconstruction of SE 6th and SE 7th Avenues.

ITEM 3 Public Forum.

Chairman Bentley reminded Board members, and those in the audience, the Board can take no action on matters presented or discussed.

No comments were made.

ITEM 4 Discuss Items for Future Agendas.

Mr. Church advised Nick Ward has resigned from Potter County and the County will be appointing a replacement.

Mr. Peterson inquired if the board could be apprised of gaps where potential streetscape projects would complete the block. Mr. Cowell advised this item would be placed on the future agenda, and would also discuss the Buchanan Street, Polk Street and voter approved propositions, which include some of the streetscape projects.

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There being no further items before the Board, the meeting adjourned at 12:30 PM. All remarks are recorded and are on file in the Planning Department.