



CITY OF HILL COUNTRY VILLAGE
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MINUTES
HILL COUNTRY VILLAGE
ECONOMIC DEVELOPMENT CORPORATION
MEETING
MONDAY, NOVEMBER 21, 2016
5:30 P.M.

Members Present:

Doug Boom
Lonnie Wulfe
Greg Blasko
Jeff Garvens
Carl Register

City Staff Present:

Frank Morales, City Administrator and Executive Director
Marc Schnall, City Attorney

1. Call to order and determine presence of quorum.

Mr. Boom called the meeting to order at 5:36 p.m. and all board of directors were present and a quorum was established.

2. Consultation with attorneys and deliberation regarding possible acquisition of real property.

Possible Executive Session pursuant to Texas Government Code Section 551.071, Consultation with Attorneys, and Texas Government Code Section 551.072, Deliberations about Real Property.

This agenda item was tabled to be reconsidered at a later time.

3. Discuss potential project to engage REATA Real Estate Services for real estate development and related services, including possible publication of notice and scheduling public hearing; take possible action.

Mr. Wulfe stated the purpose of this agenda item is to publish that we are considering taking on a project over \$10,000 that requires a sixty day's notice before we can sign any formal agreement. No formal action can occur until the sixty days has passed.

No action taken.

4. Discuss potential project in regard to possible acquisition of approximately 12.01 acres of real property in the extraterritorial jurisdiction of the City of Hill Country Village and commonly known as 101 Tower Drive from Marmon Family Properties, Ltd., including possible publication of notice and scheduling public hearing, and authorization of the Corporation to enter into a letter of intent with Marmon Family Properties, Ltd. concerning possible acquisition of approximately 12.01 acres of real property in the extraterritorial jurisdiction of the City of Hill Country Village and commonly known as 101 Tower Drive; take possible action.

Mr. Wulfe explained that we have to start the sixty day notice before we are able to move on even considering taking on the project much less take action. There is a time table we are working with to try for a bond election that requires a number of things to be done of what the city has to do. May and November are the only two times that an election can be held.

Mr. Schnall replied the statutes require a very specific process for an EDC to spend a significant amount of money. There is a sixty day waiting period before you can undertake a project because you have to tell the public you are thinking about doing a project, the EDC has to hold a public hearing and only after sixty days from the date of publication can you actually undertake the project that exceeds \$10,000. Then the city council adopts a resolution authorizing the project after two separate public hearings.

Mr. Wulfe made a motion for a publication of notice and scheduling public hearing on January 10, 2017, that the Hill Country Village Economic Development Corporation proposes to undertake a project to explore and possibly acquire a 12.01 acre parcel of land located in the extraterritorial jurisdiction of the City of Hill Country Village and commonly known as 101 Tower Drive, from Marmon Family Properties, Ltd. (the "Proposed Marmon Property Project"), seconded by Mr. Garvens. Mr. Blasko was opposed. Motion passed.

5. Discuss potential project in regard to possible acquisition of real property commonly known as 15131 San Pedro from 1220 Enterprises, Ltd., including possible publication of notice and scheduling public hearing, and authorization of the Corporation to enter into a letter of intent with 1220 Enterprises, Ltd. concerning possible acquisition of real property commonly known as 15131 San Pedro; take possible action.

Mr. Wulfe made a motion for a publication of notice and scheduling public hearing on January 10, 2017, that the Hill Country Village Economic Development Corporation proposes to undertake a project to explore and possibly acquire a 12.01 acre parcel of land located in the extraterritorial jurisdiction of the City of Hill Country Village and commonly known as 15131 San Pedro from 1220 Enterprises, Ltd. (the "Proposed San Pedro Project"), seconded by Mr. Garvens. Mr. Blasko was opposed. Motion passed.

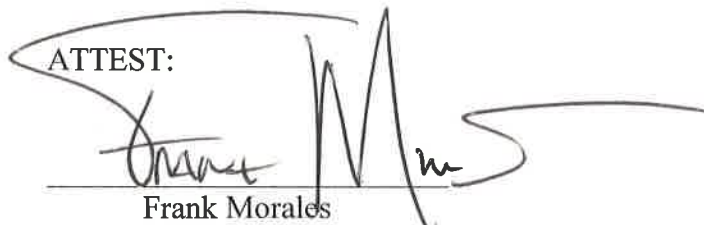
6. Discuss and take possible action to schedule next meeting of the Board of the Corporation.

7. Adjourn.

There being no further business, the meeting adjourned at 7:39 p.m.

Approved this 10TH day of January, 2017.


Doug Boom
President

ATTEST:

Frank Morales
City Administrator