

**OLMOS PARK ECONOMIC DEVELOPMENT CORPORATION
MINUTES OF REGULAR MEETING OF BOARD OF DIRECTORS
HELD ON FEBRUARY 13, 2018**

The Board of Directors of the Olmos Park Economic Development Corporation met in regular session on Tuesday, February 13, 2018 at 6:00 p.m. in the City Council Chambers of the City of Olmos Park at 120 West El Prado Drive, Olmos Park, Texas. Members of the Board of Directors present were President, Andrew Craig, Barry Sturrock, Richard Wolf, Fedra Chapa and Eric Yates. Board members not present were Mayor Hornberger and Donna McElroy. Also present was City Manager, Celia DeLeon and Pat Meier, 140 Stanford Drive.

Call to order and determination of quorum.

The meeting was called to order at 6:07 p.m. by President Andrew Craig; roll call was taken, and a quorum was announced.

Citizens to be heard. (This is the time provided for citizens to address the Board on issues and concerns. No action can or will be taken on issues raised under this portion of the meeting. Please limit remarks to a period not to exceed three minutes. Please state your name and address for the record.)

No Citizens to be heard.

Richard Wolf joined the meeting at 6:09 p.m.

Review and discuss minutes of January 9, 2018 Board Meeting; take possible action.

After reviewing the minutes, Barry Sturrock moved to accept the January 9, 2018 board meeting minutes as presented. Fedra Chapa seconded the motion. The motion was approved unanimously.

Review and discuss January 2018 Financial Reports, including EDC expenditures and allocations and monthly treasurer report; take possible action.

Treasurer Wolf stated the balance as of December 31, 2017 was \$383,797.67 and \$9,887.23 was collected in sales tax revenue for January and after paying five invoices for the month of January that left a balance of \$391,871.77. After paying the three invoices for February that leaves a current balance of \$391,332.69.

City Manager DeLeon stated the Police Department wants to know if you still want them to continue to put those strips on McCullough because we are going through strips faster than before.

Barry Sturrock stated we really have a good example of activity and we approved the bike lanes and the road bed, where it is, and over a period of time the change in the road bed will calm the traffic and slow it down so he is in favor of discontinuing the strips for now.

President Craig stated we have a good amount of data and it has been very informative and did help us see how the bike lanes effected traffic, and it does seem like we are going through the strips faster and should people want them put on other streets than maybe that is something that we can do down the line but for now he stated he is also in favor of discontinuing the strips.

The Board all agreed to have the strips taken off.

Eric Yates asked who are the largest contributors to the revenues?

City Manager DeLeon stated we believe the Texas Comptroller will not give us that information and she believes it is Julian Gold and Panchito's. She stated we have requested that information many times from the Comptroller's office.

Barry Sturrock moved to accept the January 2018 Financial Reports, EDC expenditures, allocations and monthly treasurer report as presented. Eric Yates seconded the motion. The motion was approved unanimously.

Discuss demonstration project and feedback from potential business partners; take possible action.

Barry Sturrock stated he has been trying to work with several potential partners along McCullough and has not been getting any return phone calls and has another potential partner he is going to contact next week to see if he can set up a meeting. He has made phone calls to Jenny Wood and has not heard back from her, and he will contact the owner of the Frog Car Wash who would be a good potential partner. There have been questions on what the demonstration project is and we are trying to find one right now and trying to develop a partner to make the \$391,000 budget stretch as far as it can. The basis of the demonstration project would be the 50% drawings that were prepared and approved by City Council, and we will take those and develop whatever we as a body feel comfortable taking to Council for their approval. In addition to that he would like to have a conversation with the City Attorney Rueben Barrera and have him come to the next meeting and talk about the process that we are going through to make sure that what we are doing it the right way.

City Manager DeLeon stated the EDC has their own budget and if they wish to use some of those budget funds to have an attorney here at the meeting then it is up to the Chair person.

President Craig stated he thinks that would be a good way to spend the money to make sure we are going out and talking to businesses and partnering with them and doing it all the right way, and Mr. Barrera can give us guidance on the type of things we can say and make sure it is open and fair and every business feels like they are represented or given a fair share.

Eric Yates asked would this be the ability to ask for grants as well as beyond the local community and what else is available other than state and federal grants for urban development?

Barry Sturrock stated there is grant money through the Texas Department of Transportation and the local MPO for these types of projects.

President Craig stated we have tried some of those grants before and ran into some road blocks.

City Manager DeLeon stated the last project was not approved.

Barry Sturrock stated he is on the Bexar County Bicycle Access Mobility Committee and we are reviewing 42 or 45 projects and there is funding available for projects that promote pedestrian, cycling and alternate modes of transportation, not necessary vehicular traffic, so there are projects that are going to be reviewed at least by the local Bexar County Metropolitan Planning Organization (MPO) which is a council of governments that put together this group that review and promote and the money comes through the Federal Government and is administered through TXDOT.

The Board agreed to have the City Attorney attend the next meeting.

City Manager DeLeon asked do you need assistance from another member on a demonstration project, trying to find more candidates to partner with?

Barry Sturrock stated we have to know what we are asking for and he personally would like the demonstration project to be really easy so there are blocks along McCullough that are easy and blocks that are hard and multiple people have approached him regarding engineering problems and drainage problems but the more complicated it is the more cost and the more difficult it is to come up with the solutions. He met with the Engineer and the Landscape Architect back in the fall and had them help us decide what an easy project would be and those are ones that he brought to the board earlier and he does not know if any of those have been approved. There has been a bit of interest with the property where Studio 8 and Pinky's is and we need to remind them we are still here waiting for them to come to us, and on our website there is a form for projects and they would come to the EDC with their project

Discuss establishing subcommittees (broken down by block) to implement the EDC Work Plan for 2018; discuss estimated cost figures for sidewalk improvements along McCullough beginning at railroad tracks, and EDC's estimated contribution to those costs; take possible action.

President Craig stated it might be helpful for us if we can breakdown the blocks and each member on the board has certain businesses or blocks to reach out to the businesses and see what they have to say and if they would be interested in doing some sort of project.

Fedra Chapa stated she would like to consult with an attorney before we go speak to the businesses.

Pat Meier stated she wanted to share something that Planning & Zoning had done that shows the blocks, the streets and the measurements and will email Mr. Craig with the documents and stated about 6 years ago a group of individuals asked all the businesses to form a business association. James Griffin, President of the Planning & Zoning, hosted the businesses and we sent out invitations to meet at Julian Gold. We did use it for the first step to say we are the EDC and here is what our plan is.

Barry Sturrock stated Pat is suggesting we shake hands with the businesses and hand out our business cards and we are here to meet people and let them know they can expect a visit from the EDC in the future.

President Craig stated he will look at the business list that he has and break it up by block and businesses and see how many businesses each member will need to go to before the next meeting. He stated it is hard right now to know if we are going to have this partnership with the businesses regarding estimated cost figures for sidewalk improvements along McCullough and EDC's contribution.

Barry Sturrock stated we can identify the block and he can meet with the Engineer and come up with budget as to what we could do and what we would like to do is have a business owner share in the cost of developing that sidewalk and landscaping improvement.

President Craig stated we would love for someone to contribute enough where we get one of these projects done and people are positive about it and other businesses see it and the EDC still has monies left

over to start another project.

Barry Sturrock stated funding will be the critical and if we had plenty of money we would already be under construction.

Eric Yates asked do we have a ball park estimate and what is the number?

City Manager DeLeon stated she can email out the last cost estimate from 3 or 4 years ago.

Barry Sturrock stated yes, however it is old and the project cost includes engineering, design and contingency cost and the improvements are only on the west side of McCullough and start at the railroad tracks and goes all the way to Panchito's. It's a sidewalk and some buffer of landscaping and he stated the City Manager has all the drawings and it is on our website.

City Manager DeLeon asked if the EDC commits to a grant does that mean that the City Council commits to of their budget money? She will ask the City Attorney at the next meeting.

President Craig stated he will email the members next week the list block by block of businesses.

Discuss administrative items and future agenda items.

Discussion on Grant and MPO Projects

Business list block by block

The meeting adjourned at 6:45 p.m.

Andrew Craig, President

ATTEST:

Diane Gonzales
City Secretary