



**FARMERS
BRANCH**

**MINUTES
CITIZEN BOND COMMITTEE
RECREATION CENTER
14050 HEARTSIDE PLACE, OAK ROOM
FARMERS BRANCH, TEXAS 75234
JULY 28, 2016
7:00 p.m.**

Members Present: Chairperson Michelle Holmes, Tamara Cleghorn, Colin Eddy, Michael Driskill, Marcus Miller, Meredith MacLeod, Joan O'Shea, Vincent Montenegro, James Webb, Tim Yarbrough, Nic Rady, Bronson Blackson

Members Absent: Jorge Gonzalez, David Merritt, Martina de los Santos, Rodger Cramer, John Speed

Staff Present: Shawna Eikenberry, Management Analyst, City Manager Charles Cox, Fire Chief Steve Parker

Guests Present: Louise Henning, Arts & Culture Subcommittee Vice-Chair, Casey Winters, Commercial Economic Development Subcommittee Member

1. CALL TO ORDER

Chairperson Michelle Holmes called the meeting to order at 7:04 p.m.

2. REPORT FROM CITY MANAGER CHARLES COX REGARDING BOND FUNDING AND APPROPRIATE ACTION

Charles Cox reported on City budget plans for next year and explained the impact of potential 2017 bond debt on the current tax rate. Mr. Cox stated the proposed cost for projects presently under consideration is \$76,250,000 equal to 11cents/\$1000 tax rate or \$130/year increase for average citizens or \$66/year for 65+ tax-exempt citizens. He said this is a very high rate that would be difficult to pass on a ballot vote and would normally include a very large infrastructure such as major roads or highways. Mr. Cox recommended paring down our list of projects to reduce our proposal to a \$21-\$28 million bond issue. He listed several adjustments the City is making to next year's budget and potential future budgets that would facilitate many projects without a bond issue due to a 9% increase in sewer and water taxes next year. Budget adjustments he is proposing for City Council approval include:

- Justice Center Improvements, \$2,000,000 Certificate of Obligation
- Economic development corporate incentives, demo/rebuild incentives for commercial and residential: annual addition of \$300,000
- The Grove Improvements, \$120,000
- Firehouse Theatre ADA Improvements/parking \$100,000; a new roof and more improvements to be scheduled in future budgets

- Master Trails/Art Funding: \$1,000,000 from Hotel/Motel taxes

Mr. Cox reminded the Committee that if a bond item is passed on a ballot, the City is authorized to issue debt but may not do so for 3-4 years as needed. He reported that Cooks Creek Apartment Complex has new owners and will be under renovations by the new management.

3. APPROVAL OF THE MINUTES

Motion made by Bronson Blackson to approve the minutes from the June 23, 2016 Citizen Bond Committee meeting. Motion seconded by Michael Driskill. *Motion approved unanimously with corrections.*

4. DISCUSSION OF THE LISTENING MEETINGS RESULTS

Communications Subcommittee Chair Colin Eddy reported that the Listening Meetings went well however revisions were made for clarification on some projects in the presentation at the second meeting. Michelle Holmes advised the committee to be prepared for some public pushback as we move forward and suggested we begin forming groups with each other and friends to generate a constant line of communication and support for the bond proposals. Meredith MacLeod recommended adding information pamphlets about all the projects to our social media outreach. Fire Chief Steve Parker provided sample handouts.

5. DISCUSSION OF PROGRESS OF THE CITIZEN BOND SUB-COMMITTEES DESIGNATED TO CONSIDER ECONOMIC DEVELOPMENT-RESIDENTIAL, ECONOMIC DEVELOPMENT-COMMERCIAL, PARKS & RECREATION, ART & CULTURE, PUBLIC SAFETY AND COMMUNICATIONS PROJECTS AND PROPOSALS

Chairperson Holmes directed the Committee to review each project and narrow our list for consideration to 10, specifically identifying Top 3, Next 2 and Lower 5. All items deleted from Top 10 list would be saved for later consideration. After lengthy discussion the following actions were taken until meeting was ended due to time constraints.

- Motion to remove The Grove improvements for \$500K-750K from consideration as part of the bond proposal was made by Vincent Montenegro. Motion seconded by Michael Driskill. *Motion approved unanimously.*
- Motion to remove the John Burke Nature Preserve improvements for \$4,000,000 from consideration as part of the bond proposal at this time and recommend for a grant request was made by Tim Yarbrough. Motion seconded by Jim Webb. *Motion carried with 11 in favor, Vincent Montenegro not in favor*
- Motion to remove from the top 10 list of proposed bond issues proposals but keep for later consideration, the City Branding improvements for \$3,000,000 to benefit lighting on main thoroughfares and neighborhood identity signage was made by Colin Eddy. Motion seconded by Meredith McLeod. *Motion approved unanimously.*
- Motion to place the Fire Station #2 as the first project on the Top 3 list to consider for the bond proposal was made by Marcus Miller. Motion seconded by Jim Webb. *Motion carried with 11 in favor, Colin Eddy not in favor*

- Motion to place Master Trails improvements for \$5,000,000 as the second project on the Top 3 list to consider for the bond proposal was made by Michelle Holmes. Motion seconded by Colin Eddy. *Motion carried with 10 in favor, Meredith MacLeod and Vincent Montenegro not in favor*
- Motion to place the Station Area improvements for \$12,000,000 as the third project on the Top 3 list to consider for the bond proposal was made by Bronson Blackson. Motion seconded by Michael Driskill. *Motion carried with 11 in favor, Meredith MacLeod not in favor*
- Motion to place Farmers Branch Manske Library expansion and modernization for \$13-\$16 million as one of the Next 2 projects to consider for the bond proposal was made by Tamara Cleghorn. Motion seconded by Colin Eddy, *Motion carried with 11 in favor, Meredith MacLeod not in favor*
- Motion to place the Animal Adoption Center expansion as one of the Next 2 projects to consider for the bond proposal was made by Vincent Montenegro. No second. *Motion failed.*
- Motion to place the Four Corners development as one of the Next 2 projects to consider for the bond proposal was made by Colin Eddy. Motion seconded by Michael Driskill. *Motion failed with Colin Eddy, Michael Driskill, and Joan O'Shea in favor, 9 not in favor*
- Motion to place Residential Revitalization project for \$3,000,000 on the Next 2 list to consider for the bond proposal was made by Jim Webb. A friendly amendment to combine the Demo/Rebuild project for an additional \$1,400,000 with this motion was made by Michelle Holmes. Motion seconded by Colin Eddy. *Motion carried with 11 in favor, Vincent Montenegro not in favor*

6. NEXT STEPS FOR SUBCOMMITTEES

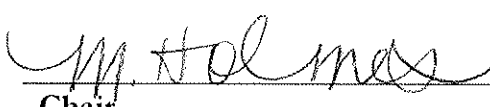
All subcommittees are scheduled to complete their final meetings for all project revisions before August 11, 2016.

SCHEDULE OF FUTURE MEETINGS

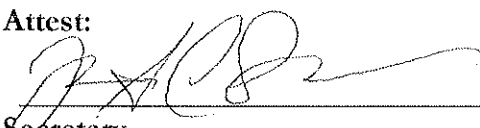
The next Citizen Bond Committee meeting is Thursday, August 11 at 7 pm, 2016 to narrow the list of proposed projects for bond issues. Ms. Eikenberry will notify Committee of meeting location.

7. ADJOURNMENT

Motion to adjourn was made by Nic Rady. Motion seconded by Colin Eddy. *Motion approved unanimously.* The meeting adjourned at 8:55 p.m.



 Chair

Attest:


 Secretary