

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

On the 13th day of May, 2021, the Center City Tax Increment Reinvestment Zone No. 1 Board met in a regularly scheduled meeting at 12:00 PM, held via video conference and in Room 306 of City Hall, at 601 South Buchanan Street, Amarillo, Texas with the following members present:

Voting Members	Present	Meetings Held	Meetings Attended
Dean Frigo, Chairman, Amarillo Hospital District	Yes	23	19
Austin Sharp, City of Amarillo	No	19	13
Dr. David Woodburn, Amarillo College	Yes	3	3
Gus Trujillo, City of Amarillo	Yes	11	11
Robin Malone, Amarillo Independent School District	Yes	9	2
Kimberly Warminski, Panhandle Groundwater Conservation Dist	Yes	27	25
Tad Fowler, Potter County	Yes	21	20
Leon Church, Vice-Chairman, Potter County	Yes	39	33
H.R. Kelly, Potter County	Yes	8	7
Joseph Peterson, Jr., City of Amarillo	Yes	28	26

Staff Present:

Andrew Freeman- Director of Planning and Development Services
Emily Koller- Economic Development and Neighborhood Revitalization Manager
Laura Storrs- Assistant City Manager
Bryan McWilliams-City Attorney
Debbie Reid- Finance
Amanda Medellin- Recording Secretary

Chairman Frigo opened the meeting at 12:10 PM, established a quorum and conducted the consideration of the following items listed below.

Chairman Frigo inquired if anyone in the audience wished to speak for Public Address. There were no comments.

ITEM 1 Approve the minutes of the meeting of December 10, 2020.

Chairman Frigo asked for corrections, deletions or changes to the minutes of December 10, 2020. Motion was made by Mr. Church, seconded by Mr. Woodburn, to approve the minutes as submitted. Motion passed unanimously.

ITEM 2 Receive and Accept the TIRZ #1 September 30, 2020 Audit.

Janie Arnold presented the unaudited September 30, 2020 quarterly financials. Ms. Arnold reported that there were no audit adjustments. Only the verbiage was changed. Ms. Arnold reported total assets of \$3.4 million, total liabilities of \$1.3 million, with a net position of just under \$2.1 million. There was positive change in net position of \$564,792.

Multiple board members agreed on dividing the net receivable into current and non-current.

A motion to accept the TIRZ #1 September 30, 2020 audit was made by Leon Church and seconded by Robin Malone. The motion passed unanimously.

ITEM 3 Presentation and Consideration of 2020 Investment Policy.

Debbie Reid presented the 2020 Investment Policy along with stating the minor changes. The majority of the changes included minor verbiage.

A motion to accept the 2020 Investment Policy was made by David Woodburn and seconded by Leon Church. The motion passed unanimously.

ITEM 4 Presentation of Quarterly Financials.

Laura Storrs presented the quarterly financials. Ms. Storrs reported the total assets of \$4.6 million, total liabilities of \$1.2 million, and net position of \$3.3 million. Ms. Storrs presented the Statement of Activities and reported that the total revenue was \$1.4 million. The total expenditures (including FY 18-19 commitments) were \$180,185. At the end of the quarter the net position was \$3.3 million and the remaining outstanding commitments were \$975,100.

ITEM 5 Update on Downtown Wayfinding Project.

Emily Koller advised the board that Turner Land Architects has finished the final set of plans that will be presented to committee within the week. The bid should be ready to advertise in June. Negotiations should be ready in July.

Dean Frigo asked about the cost for the project.

Emily Koller advised the board that the initial estimate was \$642,000 for 32 large signs

ITEM 6 Update on Projects Taking Place in Downtown Amarillo

Andrew Freeman advised the board that the Barfield will be opening on July 8, 2021. The Residences at 600 is opening at the end of the summer. The Area Foundation Office Building is under construction. Amarillo Ice Ranch is close to completion. Sharpened Iron Studios will be under construction soon with a recently approve variance to the Downtown Amarillo Urban Design Standards. The County District Courts building is under construction.

ITEM 7 Discuss Items for Future Agendas and Next Meeting Date

The next meeting will be in person.

ITEM 8 Adjourn

There being no further items before the Board, the meeting adjourned at 12:45 PM. All remarks are recorded and are on file in the City Manager Department.

Dean Frigo, Chairman