

**DRAFT - MINUTES
OF THE NEW BRAUNFELS ECONOMIC DEVELOPMENT CORPORATION
REGULAR MEETING OF WEDNESDAY, FEBRUARY 7, 2024**

Special-Called

AGENDA

1. CALL TO ORDER

President Kathy Meurin called the meeting to order at 5:00 PM.

2. ROLL CALL

Present: Kathy Meurin, Larry Hammonds, Kristen Carden, Shane Hines, Jason Hurta, Tera Thompson, and Don Austin

Also in attendance: Mayor Neal Linnartz

3. CITIZENS' COMMUNICATIONS

This time is for citizens to address the Board on issues and items of concerns not on this agenda. There will be no Board action at this time.

None.

4. DISCUSSION AND ACTION

A) Public hearing, discussion, and possible action approving an expenditure of up to \$8,000,000 for the purchase of approximately 130 acres of land, legally described as approximately 62.6 acres out of the O Russell Survey No. 2, Abstract 485 and 3982 Hunter Road - approximately 68.163 acres out of the O Russell Survey No. 2, Abstract 485 for a project authorized under 505.152 of the Texas Local Government Code.

President Meurin introduced this item.

Jordan Matney, Deputy City Manager, presented a brief PowerPoint presentation regarding the proposed project expenditure. She provided a summary of the two properties and shared photographs from a recent site visit. Three maps, showcasing all of the City's existing parkland, population change/density, and residential new builds near the properties were also provided. Ms. Matney stated that in 2010, the population near the properties was 19,176 but that number has since increased to 59,706 in 2023, for a total population growth of 40,530.

Ms. Matney answered questions from the Board.

President Meurin opened the public hearing at 5:08 PM. Mr. Jonathan Alorda, Mr. Eric Reed, Mr. Ronald Savage, and Mr. Juan Andres Lopez - all New Braunfels residents, spoke in support of the trail project. Ms. Brenda Barnard, a New Braunfels resident, also spoke in support and provided additional concerns from her nearby neighborhood. President Meurin closed the public hearing at 5:13 PM.

Director Hines motioned to approve the expenditure of up to \$8,000,000 for the purchase of approximately 130 acres of land. Director Hurta seconded the motion which was unanimously approved.

B) Presentation and discussion on a proposed project expenditure for the construction of Common Street Pedestrian Improvements

President Meurin introduced this item.

Scott McClelland, Assistant Director of Transportation and Capital Improvements, presented a PowerPoint addressing the Common Street Pedestrian Improvements project. Mr. McClelland identified that construction costs for this project will be 80% funded by the Alamo Area Metropolitan Planning Organization ("AAMPO") with the remaining 20% outstanding. This project will add new sidewalks, curb ramps, driveway approaches to Common Street from Liberty Ave to Loop 337, and two protected pedestrian crossings at Lamar Elementary and the Library/Fairgrounds. The balance of \$700,000 will be requested from the NBEDC at the February regular meeting. Next steps are to await TxDOT plan approval and advertise for construction bids in Spring 2024.

Mr. McClelland answered questions from the Board.

Mayor Linnartz thanked the NBEDC Board for funding the north-side park project and considering funding for the Common Street Pedestrian Improvements.

5. ADJOURNMENT

President Meurin adjourned the meeting at 5:22 PM.

**By: _____
KATHY MEURIN, PRESIDENT**