



**CITY OF NEW BRAUNFELS, TEXAS  
REINVESTMENT ZONE NO. 1, CITY OF NEW  
BRAUNFELS MEETING  
CITY HALL - COUNCIL CHAMBERS  
550 LANDA STREET  
NEW BRAUNFELS, TX**



**WEDNESDAY, JUNE 1, 2022 at 5:00 PM**

**AGENDA**

1. **CALL TO ORDER**
2. **ROLL CALL - BOARD SECRETARY**
3. **APPROVAL OF MINUTES**
  - A) Approval of the minutes from August 30, 2021. [22-587](#)
4. **DISCUSSION AND ACTIONS**
  - A) Introduction of new members. [22-593](#)
  - B) Update on the status of the Creekside Development. [22-582](#)
  - C) Update on the status of the Fire Station #7/Training Facility project. [22-583](#)
  - D) Presentation and discussion on the updated financial pro-forma/forecast of the Creekside TIRZ. [22-584](#)
  - E) Presentation and discussion regarding the East Alligator Creek Trail Project. [22-585](#)
  - F) Presentation and discussion on the 2023 Bond and the proposed improvements to Barbarosa/Saur Lane. [22-586](#)
5. **EXECUTIVE SESSION**

In accordance with the Open Meetings Act, Texas Government Code, Ch. 551, the City Council may convene in a closed session to discuss any of the items listed on this agenda. Any final action or vote on any executive session item will be taken in open session.

6. **ADJOURNMENT**

**CERTIFICATION**

I hereby certify the above Notice of Meeting was posted on the bulletin board at the New Braunfels City Hall.

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Board Liaison

NOTE: Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at 221-4010 at least two (2) work days prior to the meeting so that appropriate arrangements can be made.



# City Council Agenda Item Report

550 Landa Street  
New Braunfels, TX

**6/1/2022**

Agenda Item No. A)

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**MINUTES REINVESTMENT ZONE NO.  
ONE/NEW BRAUNFELS DEVELOPMENT  
AUTHORITY BOARD OF DIRECTORS  
MEETING  
August 30, 2021**

The Board of Directors of Reinvestment Zone No. One, City of New Braunfels, Texas, met in a called meeting on August 30, 2021, at 5:00 p.m. via ZOOM.

**Board members present were:** Tobin Hoffmann, Marc Hamilton, Kevin Webb, John Malik Jacob Yaklin and Kathy Hanlon

**City staff present were:** CFO Jared Werner and City Attorney Valeria Acevedo  
The meeting was called to order by Chair Hoffmann at 5:00 p.m.

**Discuss and consider approval of the minutes from the meetings held on May 13, 2021 and June 1<sup>st</sup>, 2021**

Motion to approve filed by John Malik, seconded by Kathy Hanlon, which passed unanimously.

**Update on the status of the Creekside Development**

Jared Werner introduced Austin Alvis, who provided an update on the Creekside development. Mr. Alvis provided various updates on overall traffic to the development, status of completed infrastructure improvements/additions, newly executed leases/end users and planned multi-family developments. No action was taken.

**Discuss and consider the appointment of a vice-chair position for the TIRZ Board/Reinvestment Zone no. 1**

Chair Hoffmann presented the need to appoint a vice-chair for the TIRZ Board/Reinvestment Zone no. 1. Marc Hamilton motioned to nominate John Malik as Vice-Chair, Kathy Hanlon seconded, which passed unanimously.

**Discuss and consider approval of the FY 2022 Proposed Budget for the Reinvestment Zone No. 1/New Braunfels Development Authority**

Jared Werner presented the item which included a brief history or property values within the TIRZ, projected revenues, expenditures and reserves for FY 2022. Mr. Werner indicated that the FY 2022 revenues included the reduction in sales tax contribution rate. Mr. Werner indicated that funding would be allocated in the capital expenditures to help support any gap in construction funding associated with Fire Station #7 and the training facility.

John Malik motioned to approve the budget as proposed, seconded by Kevin Webb, which passed unanimously.

**ADJOURNMENT:** This meeting adjourned at 5:50 PM.

**Date Approved:** June 1<sup>st</sup>, 2022

By: \_\_\_\_\_  
Tobin Hoffmann, Chair

ATTEST: \_\_\_\_\_  
**Gayle Wilkonson, City Secretary**



# City Council Agenda Item Report

550 Landa Street  
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**6/1/2022**

Agenda Item No. A)

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**Reinvestment Zone No. 1, City of New Braunfels  
Agenda Item Report**

550 Landa Street  
New Braunfels, TX

**6/1/2022**

Agenda Item No. B)

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**Reinvestment Zone No. 1, City of New Braunfels  
Agenda Item Report**

550 Landa Street  
New Braunfels, TX

**6/1/2022**

Agenda Item No. C)

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# City Council Agenda Item Report

550 Landa Street  
New Braunfels, TX

**6/1/2022**

Agenda Item No. D)

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# Reinvestment Zone No. 1, City of New Braunfels Agenda Item Report

550 Landa Street  
New Braunfels, TX

**6/1/2022**

Agenda Item No. E)

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**Reinvestment Zone No. 1, City of New Braunfels  
Agenda Item Report**

550 Landa Street  
New Braunfels, TX

**6/1/2022**

Agenda Item No. F)

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