

**McKinney Community Development Corporation**  
**Regular Board Meeting**  
**February 23, 2012**

The McKinney Community Development Corporation (MCDC) met in regular session in the Dowdy conference room located at 5900 South Lake Forest Drive, Suite 110, McKinney, Texas at 8:00 A.M. on February 23, 2012.

Board members present included board chair Tracy Rath, board vice-chair George Fuller, board secretary Dan Hall, Kevin Griffin, Eric Davis, Jason Burress, and Michael Puhl. Staff members present were executive director Cindy Schneible and administrative assistant Connie Gibson.

There were several guests present.

Tracy Rath called the meeting to order at 8:00 A.M. The first order of business was the approval of the minutes from the January 26, 2012 board meeting. One correction was made. Kevin Griffin made a motion to approve the minutes with correction, and Michael Puhl seconded the motion. The motion was voted on and passed (7-0).

Ms. Rath called for a motion to approve the minutes of the joint meeting of MCDC and City Council on January 30, 2012. Michael Puhl made a motion to approve. Eric Davis seconded the motion. The motion passed unanimously (7-0).

There were no questions on check requests for January.

Jason Cooley, Strategic Planning and Budget Director for the City of McKinney reviewed the financial report with the board. The sales tax receipts for January were \$652,773. This is an increase of 2.9% over January, 2011. The approximate year to date revenue increase over 2011 is \$76,000.

The board chair called for a public hearing to discuss Project #12-01 as submitted by the City of McKinney requesting \$35,000 to assist with the development of a Public Art Master Plan. Aretha Harvey, assistant to the City Manager, and Linda Spina, McKinney Arts Commission chairman, addressed the board. A consultant will be secured, through an RFQ process, to develop the Art Master Plan. The consultant will be responsible for gathering information to create a public art inventory, and conducting community wide focus groups. The next phase will involve identifying possible locations for placement of art throughout the City.

A public hearing was called to discuss Project #12-03 as submitted by The Heritage Guild of Collin County requesting \$99,000 for a repair and restoration project focused on the following: structural issues with the Taylor Inn; foundation issues with the Dulaney House; restoration of areas outside and inside the Chapel; and internal restoration of the Johnson House and the Bevel House.

Cynthia Johnson, executive director, addressed the board. The request represents the second of three phases of repair and restoration needed at Chestnut Square. The total restoration budget for all three phases is \$391,000. The \$99,000 request will be matched with in-kind donations, volunteer hours, and other grants.

The board chair announced a public hearing to discuss Project #12-05 would be next on the agenda. The grant submitted by McKinney Independent School District requests \$326,407 for the replacement of turf playing fields at McKinney High and McKinney North High School.

Shawn Pratt, M.I.S.D. Athletic Director, addressed the board. Turf was replaced at both High Schools in 2003. In response to questions about the Joint Use Agreement executed between MISD and the City of McKinney, Mr. Pratt stated that Middle School tracks are open during the day for public use, but it is not feasible for all fields to be open.

Mayor Loughmiller indicated there had been discussion recently about reviewing the Joint Use Agreement, and a joint City Council/School Board meeting would be helpful in

facilitating the review. The City Manager also indicated a need for an updated, more fully defined Joint Use Agreement.

Michael Puhl asked about the timeline for the field repair. Mr. Pratt responded that Ron Poe Stadium work will be completed in May, and both high school fields will need to be started in June, in order to be finished in time for the new school year.

Two McKinney LaCrosse board members, Jeff Santos and Alex Hepner, spoke in favor of lining the fields for LaCrosse play, and stated the LaCrosse club is prepared to cover the expense of the field lining.

Tracy Rath announced the order of the agenda would be changed. The meeting would now move to Action Items. The first action item was the discussion and action on five Promotional and Community grant requests. George Fuller shared the Promotional committee recommendations:

- \$3,000 – Dallas Off-Road Bike Association (DORBA) for two off-road bike races at Erwin Park; March 24<sup>th</sup> & Aug. 19<sup>th</sup>
- \$2,000 – Heard Natural Science Museum for the Nature Festival on April 14th
- \$15,000 – Heritage Guild of Collin County for Farmers Market, Living History Days (4), Ice Cream Crank-Off
- \$5,000 – Kiwanis Club of McKinney for the Historic McKinney Kiwanis Triathlon on May 5-6
- \$15,000 – Chamber of Commerce to support the McKinney First! Buy Local campaign

George Fuller made a motion to accept the applications as presented. Dan Hall seconded the motion. Eric Davis raised a question about eligibility of the Chamber of Commerce application. Cindy Schneible indicated that the campaign would promote McKinney for the purpose of business and economic development. Jason Burress raised a question about the process used to communicate committee recommendations to the group.

Tracy Rath called for a vote on the motion that was on the table. The motion carried 6-1 with Jason Burress opposing.

Liaison reports were next on the agenda. Board Chair Tracy Rath reported that the Chamber's Community Awards Celebration, where John Moore was presented with the MCDC Quality of Life award, was a great success.

Jodi Ann LaFreniere, Chamber President, thanked everyone for supporting the Chamber event. She reported that State Legislature had not selected a primary election date, but the Chamber would move forward with their election events. A candidate forum breakfast on March 2<sup>nd</sup>, and Candidate Meet and Greet on March 8<sup>th</sup> will be hosted by the Chamber. Collin County Day is scheduled for March 27<sup>th</sup> and will be held at Eldorado Country Club in McKinney.

Michael McEntyre, board member for the McKinney Convention and Visitors Bureau provided an update to the board. The MCVB board and staff attended the Texas Tourism Industry Association Unity Dinner in Austin. The branding for the year in travel is "Life is better in a state of travel". MCVB presented the tourism partner award to Chestnut Square Historical Village during the Chamber Community Awards Celebration. The MCVB board and staff are anticipating moving to the downtown square, should appropriate lease space become available. The current lease is up in September.

A McKinney Performing Arts Center update was given by director Ty Lake. MPAC staff will request feedback, on a proposed plan for signage outside of MPAC, from City Council during the February 27<sup>th</sup> work session. Two locations have been targeted for signs: Louisiana and Kentucky, and Tennessee and Virginia. Through a Texas Workforce commission program, MPAC has hired a part-time employee. She will serve as concierge and greet visitors, and give tours of the facility, both inside and outside. The first phase of an art program has been launched, allowing local artists' work to be displayed within MPAC. The building is now open 365 days a year.

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Main Street has planned an “Arts in Bloom” event to coincide with Second Saturday on April 14<sup>th</sup>. The annual “Bike the Bricks” event is scheduled for May 25<sup>th</sup>. The square has several new stores that have been opened or will open soon: *Peachy Keen* yogurt shop, *Snug* coffee shop, and *One Lazy Lizard* restaurant.

Ken Wiegand, airport director, updated the board on activities at Collin County Regional Airport. CCRA representatives traveled to Washington, D.C. in February and met with congressional leaders, and FAA officials. Briefings were provided on the airport layout master plan, and discussions about the possibility of commercial flights at Collin County Regional Airport took place.

Mayor Brian Loughmiller addressed the board. He stated the joint City Council and MCDC board meeting was very helpful. The City Council is focusing on their top priorities: Gateway; the airport; Craig Ranch corporate center; and northwest quadrant of the city. The council is currently prioritizing road projects in the City.

Dan Hall left the meeting at 9:07 A.M.

Tracy Rath called the meeting into Executive Session at 9:10 A.M.

The meeting was called into Open Session at 9:23 A.M.

Discussion was held on the process for committee recommendations to be conveyed to the entire board. Eric Davis and Michael Puhl stated they relied on committee recommendations to help with the decision making process. The suggestion was made for board members to vote on Promotional and Community grant applications separately, in the future, rather than approve as a slate of awards.

George Fuller left the meeting at 9:44 A.M.

Discussion and action was taken on the Fifth Amended Bylaws of the McKinney Community Development Corporation. Jason Gray led the discussion. The purpose of the

amendment to the bylaws is to reflect the discussion between City Council and MCDC board members during the joint meeting. Changes to the bylaws include: removal of the ex-officio positions; removal of the requirement for City Council ratification on all project grants greater than \$100,000; projects not considered discretionary (including Economic Development, Capital and Parks projects) will require City Council approval. The Discretionary allocation will be established during the budget process. Any variation from the approved allocation would require Council approval. Michael Puhl made a motion to approve the amendment to the Bylaws. The motion was seconded by Eric Davis. The motion was voted on and passed unanimously (5-0).

Michael Puhl left the meeting at 9:53 A.M.

Cindy Schneible gave the executive director's report. Two project applications submitted to MCDC were not presented to the board: McKinney Housing Authority withdrew its application for funds to assist with the renovation of ten apartments. MHA will continue to work with a Master Developer and will most likely bring an application to the board in April; the Collin County Student Aviation Initiative request was determined to be ineligible for Type B funding.

Bids have been taken for office furniture for the new office space. The furniture to be purchased includes a conference room table, lobby chairs, and artwork.

The City marketing team will be putting together a special section for the Dallas Morning News highlighting McKinney. MCDC will support the initiative with advertising funds. The special section will be published on Friday, April 13<sup>th</sup>.

The McKinney Education Foundation Gala table sponsorship is \$2,800. Board consensus was that MCDC should not purchase a table at the event.

The MCDC finance committee will meet soon to begin the FY 2012-2013 budget process.

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City Manager Jason Gray will be working out of the MEDC/MCDC office on Fridays until the new MEDC President is hired.

Kevin Griffin made a motion to adjourn the meeting. Eric Davis seconded the motion. The motion passed unanimously (4-0).

The meeting was adjourned at 10:02 A.M.

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TRACY RATH - Board Chair