

## REINVESTMENT ZONE NUMBER ONE

**MARCH 7, 2023**

The Reinvestment Zone Number One of the City of McKinney, Texas met in regular session in the Council Chambers, 222 N. Tennessee Street, McKinney, Texas on Tuesday, March 7, 2023 at 4:00 p.m.

The meeting was broadcast live on cable television and through the City's website on: Spectrum Channel 16; AT&T U-Verse Channel 99; and <https://mckinneytx.new.swagit.com/views/130>. A video recording of the meeting is available through the City of McKinney meeting archive.

TIRZ1 Board Chairman Charlie Philips (City Council At-Large #1) called the meeting to order at 4:00 p.m. upon determining a quorum consisting of himself and the following members were present: TIRZ1 Board Vice Chair Rick Franklin (City Council District 4), and TIRZ1 Members Mayor George Fuller, Mayor Pro Tem Rainey Rogers (City Council District 2), Geré Feltus (City Council District 3), Patrick Cloutier (City Council At-Large #2), Bry Taylor (McKinney Planning & Zoning Commission), and Darrell Hale (Collin County Commissioner's Court).

Justin Beller (City Council District 1) was absent.

These City of McKinney Staff were present: City Manager Paul Grimes, City Attorney Mark Houser, City Secretary Empress Drane, Assistant City Manager Barry Shelton, Director of Planning Jennifer Arnold, and Accounting Manager Chance Miller.

There was one (1) member of the public present: TIRZ2 Member Roger Harris.

Chairman Philips called for Public Comments at which time there were no requests to speak to the TIRZ1 Board.

Chairman Philips called for the Agenda Items:

- 23-0147** Minutes of the Joint Meeting of the Tax Increment Reinvestment Zone Number One (TIRZ1) Board & Tax Increment Reinvestment Zone Number Two (TIRZ2) Board, TIRZ1 Regular Meeting, and TIRZ2 Regular Meeting of June 21, 2022

Board members unanimously approved the motion by Board member George Fuller, seconded by Board member Rick Franklin, to approve and refer the minutes to

the TIRZ1 and City Council Regular meetings of March 7, 2023 for further and final approval.

**23-0154** Minutes of the Tax Increment Reinvestment Zone Number One (TIRZ1)  
Board Meeting of February 21, 2023

Board members unanimously approved the motion by Board member George Fuller, seconded by Board member Geré Feltus, to approve and refer the minutes to the City Council Regular Meeting of March 7, 2023 for final approval.

**23-0168** Presentation of the 2022 TIRZ 1 Annual Report

Accounting Manager Chance Miller presented the report.

**23-0169** Consider/Discuss/Act on Amending the Fiscal Year 2022-2023 Annual Budget to Provide Funds for the Purpose of a Rehabilitation Project at 215 N. Kentucky Street Consisting of Façade Improvements, Environmental Remediation, and Critical Maintenance Upgrades

Accounting Manager Chance Miller stated the ordinance posted on the agenda inaccurately stated the amendment amount. The corrected ordinance reflects the amount of \$431,900 as discussed at the TIRZ1 meeting on February 21, 2023.

Board members unanimously approved the motion by Board member Darrell Hale, seconded by Board member George Fuller, to approve Amending the Fiscal Year 2022-2023 Annual Budget to Provide Funds for the Purpose of a Rehabilitation Project at 215 N. Kentucky Street Consisting of Façade Improvements, Environmental Remediation, and Critical Maintenance Upgrades. The amendment will be referred as agenda item #23-0158 to the City Council Regular Meeting of March 7, 2023 (6:00 p.m.) for final consideration and approval.

The TIRZ1 Board did not meet in Executive Session.

Board members unanimously approved the motion by Board member Geré Feltus, seconded by Board member Rick Franklin, to adjourn the meeting at 4:12 p.m.

SIGNED:

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CHARLIE PHILIPS, Chairman  
RICK FRANKLIN, Vice Chairman

ATTEST:

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EMPRESS DRANE, City Secretary