



Agenda

3/27/2024

Notice is hereby given of a regular meeting of the City of San Angelo Development Corporation (COSADC) to be held on March 27, 2024 at 8:30 AM at the East Mezzanine of City Hall, 72 W. College Ave., San Angelo, Texas, for the purpose of considering the following agenda items.

1. Call to Order

2. Prayer

3. Public Comment

Issues or items that are not on the agenda may be raised by the public at this time. Citizens should speak from the podium, begin by stating their name and limit remarks to less than three minutes. Board members may request that a discussed item be placed on a future agenda. The Board takes public comment on all Regular Agenda items during the discussion of those items.

4. Consent Agenda

- a. Consider approving the regular meeting minutes from February 28, 2024. (Nora Nevarez)
- b. Consider approving the necessary Corporation Disbursement (Nora Nevarez)
- c. Consider approving the February 2024 Financials. (Tina Dierschke)
- d. Consider authorizing the Board President to execute a letter of support in favor of FY25 Community Project Funding Request - Water and Sewer Infrastructure at the City of San Angelo Rail Port (Tina Dierschke)
- e. Consider authorizing the Board President to execute a letter of support in favor of FY25 Community Project Funding Request – San Angelo Regional Airport Air Traffic Control Tower Reconstruction Project (Jeremy Valgardson)
- f. Consider authorizing the Board President to execute a letter of support in favor of FY25 Community Project Funding Request – Sewer and Fire Suppression Infrastructure around Lake Nasworthy and SA Regional Airport (Patrick Frerich)

5. Regular Agenda

- a. Update presentation regarding the San Angelo Rail Park (Presentation made by Michael Looney, Vice President of Marketing & Recruitment)
- b. Consider a resolution authorizing the Board President to negotiate and execute a Memorandum of Understanding with the City of San Angelo and the San Angelo Area Foundation in an amount not to exceed \$150,000, for partial funding of parks and park facilities (splash pad), including land, buildings, equipment, facilities, and improvements, a project authorized under Section 505.152 of the Texas Development Corporation Act and a recommending approval by City Council (Presentation made by Michael Dane, Interim Director of Economic Development)

6. Closed Session

Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meetings, Subchapter D. Exceptions to Requirement that Meetings be Open under the following sections:

- a. Section 551.087 - Business prospect negotiations regarding :
 - a. BREP Project Punch
 - b. BREP Project OTR - 2
- b. Section 551.072 - Deliberations about real property regarding:
 - a. Sale of 7.23 Acres Industrial Park
 - b. Sale of 17+/- Acres Industrial Park

7. Follow Up and Administrative Issues

- a. Consideration and possible action of items discussed in Closed Session, if needed
- b. Announcement and consideration of Future Agenda items

8. Adjournment

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the bulletin board at the City Hall of the City of San Angelo, Texas, on the 22nd day of March 2024 at 4:00 P.M.

Michael Dane
Economic Development Interim Director

All agenda items are subject to action. All contracts/agreements may be subject to further negotiation prior to execution. The Board reserves the right to consider business out of posted order and/or meet in a closed session on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

In compliance with the Americans with Disabilities Act, the City of San Angelo will provide for reasonable accommodations for persons attending the Development Corporation meetings. To better serve you, requests should be received 48 hours prior to the meetings. Please contact the Economic Development Office at 325-653-7197, or the ADA Coordinator at 325-657-4407 for request, or by completing a request form online at cosatx.us/ada.

COSADC meetings are broadcast on Channel 17-Government Access at 8:00 A.M. on every Wednesday after each meeting.

Requestor: Nora Nevarez, Executive Office Coordinator, COSADC, 325-653-7197

Meeting Date: March 27, 2024

Item type: Consent Item

Caption:

Consider approving the regular meeting minutes from February 28, 2024. (Nora Nevarez)

Summary/History:

Financial Impact:

Other Information/Recommendation:

Attachments:

- | | | |
|----|-----------------------------------|---------------------------------------|
| 1. | COSADC Meeting Minutes 02-28-2024 | COSADC Meeting Minutes 02-28-2024.pdf |
|----|-----------------------------------|---------------------------------------|

Presentation:

Approvals/Reviews:

Nora Nevarez	Created/Initiated
Tina Dierschke	Approved
Brandon Dyson	Approved
Michael Dane	Final Approval

City of San Angelo, Texas
Development Corporation Meeting
Wednesday, February 28, 2024

Max Puello, President
Dr. Clifton Jones, First Vice President
Rick Mantooth, Second Vice President
Steven Mahaffey, Director
Carlos Rodriguez, Director
Joe Spano, Director

1. Call to Order

With a quorum of the City of San Angelo Development Corporation Board Members present, President Puello called the regular session of the City of San Angelo Development Corporation to order at 8:36 A.M., on Wednesday, February 28, 2024 at City Hall in the East Mezzanine room located at 72 W College Avenue, San Angelo, TX 76903.

2. Prayer

First Vice President Jones provided an invocation.

3. Public Comment

President Puello congratulated First Vice President Jones, Director Spano and Dr. Gomez on being reappointed to the board.

4. Consent Agenda

- a. Consider approving the necessary Corporation disbursement (Nora Nevarez)
- b. Consider approving the regular meeting minutes of January 24, 2024 (Nora Nevarez)
- c. Consider Approving the January 2024 Financials (Tina Dierschke)
- d. Consider approving the updated City of San Angelo Development Corporation Disbursement Policy (Tina Dierschke)
- e. Consider approving a lease agreement by and between the City of San Angelo Development Corporation and Branded Companies. LLC and authorizing the Board President or their designee to execute all necessary documents (Nora Nevarez)

Motion: Second Vice President Mantooth made a motion, seconded by First Vice President Jones to approve the consent agenda as presented. The motion carried unanimously six (6) ayes to zero (0) nays.

5. Regular Agenda

- a. Discussion and Board direction regarding funding splash pad for the community (Michael Dane, Interim Director of Economic Development)

Mr. Jeff Perrine, owner of All-Tex Irrigation & Supply, LLC and Alicia Olshanski provided an update regarding the funding for the project.

Director Spano requested that COSADC consider \$150,000 for this project. Staff will bring this item back to the board at the March 27th meeting.

- b. Update regarding Skyline Hangar Renovation Project (Presentation made by Robert Schneeman, Economic Development Project Manager)

Mr. Schneeman provided an update regarding the renovations.

- c. San Angelo Chamber of Commerce presentation regarding marketing efforts including recruitment and BREP-specific procedures. (Presentation by Michael Looney, Vice President of the San Angelo Chamber of Commerce, Economic Development)

Mr. Looney provided an update.

6. Closed Session

Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Sub title A. Open Government, Chapter 551. Open Meetings, Sub chapter D. Exceptions to Requirement that Meetings be Open under the following sections:

At 9:48 A.M., the Board convened Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meeting, Subchapter D. Exceptions to Requirement that Meetings be Open under the following sections.

- a. Section 551.087 - Business prospect negotiations regarding BREP Project OTR - 2
- b. Section 551.072 - Deliberations about real property regarding sale of 7.23 Acres and 17+/- Acres at the Industrial Park
- c. Section 551.087 - Business prospect negotiations regarding Project Punch

No action taken on these item.

At 10:47 A.M., the Board reconvened

7. Follow Up and Administrative Issues

- a. Consideration and possible action of items discussed in Closed Session, if needed

None

- b. Announcements and consideration of Future Agenda items

Director Spano requested an update regarding the Rail port project.

8. Adjournment

Motion: Director Ceballos made a motion, seconded by Director Spano to adjourn the meeting. The motion carried unanimously five (5) ayes to zero (0) nays.

There being no further business, the meeting adjourned by consensus at 10:32 a.m.

Or

There being no further business, the meeting adjourned by consensus at 8:38 a.m.

THE CITY OF SAN ANGELO

Corporation President

ATTEST:

Corporation Secretary

In accordance with Chapter 2, Article 2.300, of the Official Code of the City of San Angelo, the minutes of this meeting consist of the preceding Minute Record and the Supplement Minute Record. Details on Board meetings may be obtained from the City Clerk 's Office. (Portions of the video recording may be distorted due to equipment malfunction or other uncontrollable factors.)

Requestor: Nora Nevarez, Executive Office Coordinator, COSADC, 325-653-7197

Meeting Date: March 27, 2024

Item type: Consent Item

Caption:

Consider approving the necessary Corporation Disbursement (Nora Nevarez)

Summary/History:

Financial Impact:

Other Information/Recommendation:

Attachments:

1.	Disbursement 03-27-2024	Disbursement 03-27-2024.pdf
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Presentation:

Approvals/Reviews:

Nora Nevarez	Created/Initiated
Tina Dierschke	Approved
Brandon Dyson	Approved
Michael Dane	Final Approval

City of San Angelo Development Corporation
Check Disbursements
For Board Approval March 27, 2024

Economic Development

SA Chamber of Commerce	\$ 65,625.00	Marketing & Recruitment April - June 2024 (Inv. 16586)	
SME Education Foundation	50,000.00	SA Prime Prog. Final payment (Inv. 71651425)	Ck. 6097
Jowers Commercial Cleaning	2,400.00	Cleaning Serv at BRC (Inv. 6204,6221, & 6212)	Ck. 6095
SA Chamber of Commerce	1,500.00	Sponsorship W. TX Legislative Summit (Inv. 16578)	
Total for Board Consideration	\$ 119,525.00		
Media Advantage	\$ 850.00	Social Media (Inv. 2451)	Ck. 6088
Russ Wallace	625.00	IT serv for Business Factory (Inv. 1052)	Ck. 6094
Bubba D's Barbeque, LLC	525.00	Reimbursement - marketing product (Inv. 3)	
Atmos Energy	203.82	Gas Utilities (Inv. 032024)	
3D's Plumbing	143.10	Repair urinal (Inv. 24-274185)	Ck. 6089
House of Chemicals	97.47	Trash liners (Inv. 1024128)	Ck. 6092
MC Electric	96.40	Replace bulbs (Inv. 2114)	
Angelo Water Serv	82.42	Water delivery & cooler rental (Inv. 0301-312024)	Ck. 6090
Repubic Service	36.45	Trash serv (Inv. 0691-001270031)	Ck. 6096
CVEC	44.99	Electric utilities for Airport signage (Inv. 26511)	
	\$ 2,704.65		
Total Eco Dev Disbursements	\$ 122,229.65		
<u>Ballot</u>			
Total for Board Consideration	\$ -		
Total Routine Disbursements	\$ -		
Total Ballot Disbursements	\$ -		
Grand Total Disbursements this Period	\$ 122,229.65		

Requestor: Nora Nevarez, Executive Office Coordinator, COSADC, 325-653-7197

Meeting Date: March 27, 2024

Item type: Regular Item

Caption:

Consider approving the February 2024 Financials. (Tina Dierschke)

Summary/History:

Financial Impact:

Other Information/Recommendation:

Attachments:

1.	COSADC FS 2402	COSADC FS 2402.pdf
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Presentation:

Approvals/Reviews:

Nora Nevarez	Created/Initiated
Tina Dierschke	Approved
Brandon Dyson	Approved
Michael Dane	Final Approval

City of San Angelo Development Corporation

Financial Information and Schedules As of February 29, 2024

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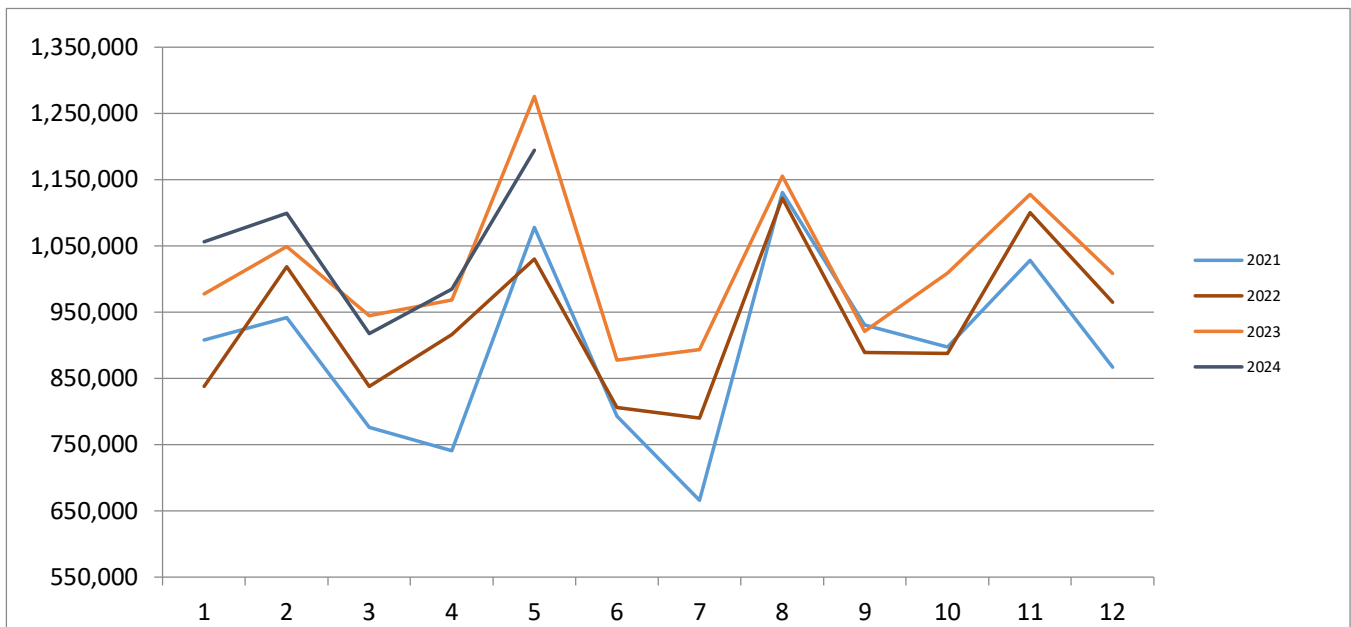
City of San Angelo Development Corporation
Executive Summary
February 2024

Available Fund Balances

Unassigned Fund Balance-Economic Development	5,885,482
Unassigned Fund Balance-Ballot	6,656,937

Sales Tax Analysis

Month	2021	2022	2023	2024	% Over/(Under)
Oct	907,912	837,902	977,628	1,056,249	8.04%
Nov	941,714	1,018,994	1,049,058	1,099,298	4.79%
Dec	776,336	838,245	944,644	917,530	-2.87%
Jan	740,927	916,151	968,413	985,000	1.71%
Feb	1,077,963	1,030,426	1,275,717	1,194,486	-6.37%
Mar	792,882	806,025	877,403		
Apr	665,954	790,185	893,339		
May	1,130,561	1,122,067	1,155,640		
Jun	930,276	889,239	920,877		
Jul	897,588	887,685	1,008,794		
Aug	1,027,915	1,100,228	1,128,012		
Sep	866,535	965,151	1,008,166		



City of San Angelo Development Corporation
Balance Sheet - Economic Development
As of February 29, 2024

ASSETS

Current Assets

Checking/Savings

Cash 1,254,805

Money Market 5,018,042

Total Checking/Savings 6,272,847

Accounts Receivable

Leases 3,040

Total Accounts Receivable 3,040

Other Current Assets

Investments 5,997,521

Total Other Current Assets 5,997,521

Total Current Assets 12,273,408

Fixed Assets

Vehicles 28,540

Land -Industrial Park 62,948

Industrial Park-Phase I 409,078

Industrial Park-Phase II 4,261,855

Industrial Park-Phase III 20,377

Building-Business Resource Ctr 2,004,967

Accumulated Depreciation (1,185,995)

Total Fixed Assets 5,573,228

TOTAL ASSETS

17,846,637

LIABILITIES & FUND EQUITY

Liabilities

Current Liabilities

Security Deposits 5,108

Total Current Liabilities 5,108

Total Liabilities 5,108

Fund Equity

Committed for Eco. Dev. Projects 6,149,475

Restricted for Fixed Assets 5,573,228

Reserved for Encumbrance 233,343

Unassigned Fund Balance 5,885,482

17,841,528

Total Fund Equity 17,846,637

TOTAL LIABILITIES & FUND EQUITY

City of San Angelo Development Corporation
Revenue and Expenditure Report - Economic Development
February 2024

	Budget	Month Actual	YTD Actual	YTD Actual W/ Enc	Over/(Under) Budget	% of Budget
Revenues						
Sales & Use Tax	3,235,804	334,456	1,470,717	1,470,717	(1,765,087)	45%
Interest on Investments	173,891	27,024	144,307	144,307	(29,584)	83%
Lease Income	12,154	1,986	6,261	6,261	(5,893)	52%
Miscellaneous Income	450	-	50	50	(400)	11%
Gain on Sale Assets	-	-	392,414	392,414	392,414	100%
Total Revenues	3,422,299	363,466	2,013,749	2,013,749	(1,408,550)	59%
Expenditures						
Administrative	118,903	1,509	31,170	42,750	(76,153)	36%
Partnership Affiliations	86,297	250	56,297	56,297	(30,000)	65%
COSADC Staff	370,019	-	59,825	59,825	(310,194)	16%
City Services	199,714	-	55,102	55,102	(144,612)	28%
Industrial Park Ops & Maint	25,032	32	6,830	13,530	(11,502)	54%
Marketing-Chamber of Commerce	262,500	-	131,250	262,500	-	100%
Advertising	52,449	1,874	6,624	52,449	-	100%
Building Maintenance/Utilities	106,876	873	18,845	39,734	(67,142)	37%
Capital	40,000	-	3,421	5,197	(34,803)	13%
Business Factory	367,018	4,091	11,932	17,664	(349,354)	5%
Total Operating Expenditures	1,628,808	8,629	381,296	605,048	(1,023,760)	37%
Projects						
Principle LED	DC0134	1,004	-	-	(1,004)	0%
Phase II Sewer Line	DC0136	96,000	-	-	(96,000)	0%
TXDOT Aside Program Grant	DC0137	60,500	-	-	(60,500)	0%
Parkhill	DC0139	27,024	-	-	(27,024)	0%
Industrial Park-Phase II	DC0147	2,796	-	-	(2,796)	0%
US Customs Retention II	DC0152	151,762	-	-	(151,762)	0%
SMC Global	DC0163	146,401	-	-	(146,401)	0%
J's Deer & Wild Game	DC0164	15,000	-	-	(15,000)	0%
Double Barrel	DC0167	20,000	-	-	(20,000)	0%
Ethicon	DC0170	599,067	-	-	(599,067)	0%
Airport Exit Monument	DC0179	100,000	-	-	(100,000)	0%
TGC/GAFB II	DC0181	234,409	-	234,409	-	100%
SMC Global - BREP	DC0182	362,500	-	-	(362,500)	0%
Dorado Construction	DC0183	50,000	-	-	(50,000)	0%
SME-Prime	DC0184	50,000	-	-	(50,000)	0%
Ind Park Clearing	DC0188	6,186	-	-	(6,186)	0%
Skyline P3	DC0192	3,000,000	-	763,765	(2,236,235)	25%
Ind. Park Brush Clearing	DC0202	-	-	9,592	9,592	100%
Rosenberger Site Sol.	DC0206	75,000	-	-	(75,000)	0%
Airport Fire Suppression	DC0207	10,903	-	10,903	-	100%
Technology Tower, LLC	DC0209	250,000	-	100,000	(150,000)	40%
ASU Airport Facility	DC0210	2,000,000	-	-	(2,000,000)	0%
Future Projects		1,905,688	-	-	(1,905,688)	0%
Total Project Expenditures		9,164,240	-	1,109,077	(8,045,571)	12%
Total Expenditures		10,793,048	8,629	1,490,373	(9,069,331)	14%
Revenue Over/(Under) Expenditures		(7,370,749)	354,837	523,376	290,032	

City of San Angelo Development Corporation
Economic Development Projects
As of February 29, 2024

Project	Code	Original Allocation	Current Allocation	Current Year Activity	Inception to Date	Remaining Allocation
Principle LED	DC0134	550,001	516,123	-	515,119	1,004
Phase II Sewer Line	DC0136	100,000	100,000	-	4,000	96,000
TXDOT Aside Program Grant	DC0137	100,000	100,000	-	39,500	60,500
Parkhill	DC0139	308,000	323,000	-	295,976	27,024
Industrial Park-Phase II	DC0147	2,000,000	4,225,568	-	4,222,772	2,796
US Customs Retention II	DC0152	46,435	1,149,225	-	997,463	151,762
SMC Global	DC0163	200,000	200,000	-	53,599	146,401
J's Deer & Wild Game	DC0164	60,000	60,000	-	45,000	15,000
Double Barrel	DC0167	70,000	70,000	-	50,000	20,000
Ethicon	DC0170	47,724	1,057,203	-	458,136	599,067
Airport Exit Monument	DC0179	100,000	100,000	-	-	100,000
TGC/GAFB II	DC0181	145,000	301,270	234,409	301,270	-
SMC Global - BREP	DC0182	362,500	362,500	-	-	362,500
Dorado Construction	DC0183	150,000	150,000	-	100,000	50,000
SME-Prime	DC0184	150,000	150,000	-	100,000	50,000
Ind Park Clearing	DC0188	25,000	25,000	-	18,814	6,186
Skyline P3	DC0192	3,000,000	3,000,000	763,765	763,765	2,236,235
Ind. Park Brush Clearing	DC0202	188,000	178,408	-	178,408	-
Rosenberger Site Sol.	DC0206	75,000	75,000	-	-	75,000
Airport Fire Suppression	DC0207	83,500	83,500	10,903	83,500	-
Technology Tower, LLC	DC0209	250,000	250,000	100,000	100,000	150,000
ASU Airport Facility	DC0211	2,000,000	2,000,000	-	-	2,000,000
		10,011,160	14,476,797	1,109,077	8,327,322	6,149,475
Total Committed, Not Expended						6,149,475

City of San Angelo Development Corporation
Balance Sheet - Ballot
As of February 29, 2024

ASSETS

Current Assets

Checking/Savings

Cash

5,392

Money Market

10,428,999

Total Checking/Savings

10,434,391

Other Current Assets

Investments

2,995,159

Total Other Current Assets

2,995,159

Total Current Assets

13,429,550

TOTAL ASSETS

13,429,550

LIABILITIES & FUND EQUITY

Fund Equity

Committed for Ballot Projects

1,303,575

Assigned for Debt Service

5,469,038

Unassigned Fund Balance

6,656,937

Total Fund Equity

13,429,550

TOTAL LIABILITIES & FUND EQUITY

13,429,550

City of San Angelo Development Corporation
Revenue and Expenditure Report - Ballot
February 2024

	Budget	Month Actual	YTD Actual	YTD Actual w/ Enc	Over/(Under) Budget	% of Budget
Revenues						
Sales & Use Tax	8,320,639	860,030	3,781,845	3,781,845	(4,538,794)	45%
Interest on Investments	217,283	49,962	219,910	219,910	2,627	101%
Total Revenues	8,537,922	909,992	4,001,755	4,001,755	(4,536,167)	47%
Expenditures						
City Services	34,105	-	10,103	10,103	(24,002)	30%
Affordable Housing Admin	30,135	-	7,534	7,534	(22,601)	25%
Loan/Debt Service	5,469,038	-	-	-	(5,469,038)	0%
Total Operating Expenditures	5,533,278	-	17,637	17,637	(5,515,641)	0%
Projects						
West Texas Water Partnership	200,000	-	-	-	(200,000)	0%
Affordable Housing	669,615	-	65,000	65,000	(604,615)	10%
Water Rights	498,960	-	-	-	(498,960)	0%
Future Projects	2,000,819	-	-	-	(2,000,819)	0%
Total Project Expenditures	3,369,394	-	65,000	65,000	(3,304,394)	2%
Total Expenditures	8,902,672	-	82,637	82,637	(8,820,035)	1%
Revenue Over/(Under) Expenditures	(364,750)	909,992	3,919,118	3,919,118		

City of San Angelo Development Corporation
Ballot Projects
As of February 29, 2024

Project	Project Allocation	Current Year Activity	Inception to Date	Remaining Allocation
Ballot Projects:				
Water Supply Projects				
West Texas Water Partnership	933,531	-	733,531	200,000
* Reclaimed Water Alternatives	1,389,965	-	1,389,965	-
* Red Arroyo Storm Water Basin	151,040	-	151,040	-
Total Expenditures	2,474,536	-	2,274,536	200,000
Total Water Supply Projects				200,000
Affordable Housing				
Revenues				
* Sale of Fixed Assets - Blackshear Properties	394,351	-	394,351	-
Total Revenues				
Expenditures				
Affordable Housing	4,683,520	65,000	4,078,905	604,615
* Administrative Contract	120,405	-	120,405	-
* Blackshear Neighborhood Boundary	28,300	-	28,300	-
* Blackshear Properties	404,125	-	404,125	-
* Neighborhood Blitz	550,000	-	550,000	-
* Neighbors Helping Neighbors	53,000	-	53,000	-
* Rebuilding Together - Housing One Stop	23,759	-	23,759	-
* Rebuilding Together - Housing Repair	74,920	-	74,920	-
* Rehabs	114,487	-	114,487	-
* Roofing Grant	200,000	-	200,000	-
Total Expenditures	6,252,516	65,000	5,647,902	604,615
Total Affordable Housing				604,615
Other Projects				
* Sports Facilities Maintenance	285,353	-	285,353	-
Total Expenditures	285,353	-	285,353	-
Total Ballot Projects Committed, Not Expended				804,615

Voter Approved Projects:

* Fort Concho Improvements	900,000	-	900,000	-
* Sports & Athletics Facilities	708,744	-	708,744	-
* 29th Street Sports Complex	1,750,000	-	1,750,000	-
Total Expenditures	3,358,744	-	3,358,744	-
Total Voter Approved Projects Committed, Not Expended				-
* Completed				

City of San Angelo Development Corporation
Transaction Detail by Account
February 2024

Group #	PO #	Type	Date	Number	Description	Amount
FUND 700 DEVELOPMENT CORPORATION						
700-0000-313.00-00 TAX / SALES AND USE TAX						
	3539	AJ	2/29/2024	211	EcoDevSalesTaxFeb2	334,456.01
700-0000-361.10-00 INTEREST / INTEREST ON INVESTMENTS						
	3490	AJ	2/29/2024	204	BankIntED	3,512.79
	3490	AJ	2/29/2024	204	MMIntED	20,535.32
	3490	AJ	2/29/2024	204	InvestIntED	2,976.00
700-0000-363.11-00 RENT / RENT						
	3024	AJ	2/15/2024	MR		1,986.00
700-0700-411.03-11 PROFESSIONAL & TECHNICAL / INDIRECT COST						
	3067	AP	2/12/2024	6085	CITY OF SAN ANGELO	55,102.00
700-0700-411.03-12 PROFESSIONAL & TECHNICAL / ADMINISTRATIV						
	3067	AP	2/21/2024	6085	CITY OF SAN ANGELO	59,825.00
700-0700-411.03-20 PROFESSIONAL & TECHNICAL / PROFESSIONAL						
	3542	AJ	2/29/2024	214	FebMonthlyCorrecti	(336,409.07)
	3542	AJ	2/29/2024	214	FebMonthlyCorrecti	336,409.07
700-0700-411.03-23 PROFESSIONAL & TECHNICAL / LOBBYING						
	3067	AP	45336	6087	PORTS-TO-PLAINS	250.00
700-0700-411.04-11 PURCHASED SERVICES / WATER/SEWER UTILITI						
	3207	AJ	2/26/2024	UT	UB CHARGE UPDATE	15.60
	2733	AJ	2/2/2024	UT	UB CHARGE UPDATE	155.40
700-0700-411.04-12 PURCHASED SERVICES / NATURAL GAS						
	2941	132570 AP	2/5/2024	6081	ATMOS ENERGY	421.34
700-0700-411.04-31 PURCHASED SERVICES / BLDG. & GROUNDS MAI						
	3213	133104 AP	2/12/2024	6089	3D'S PLUMBING&CONT	143.10
	2941	132701 AP	2/6/2024	6083	HOUSE OF CHEMICALS	106.80
	2942	132049 AP	1/31/2024	6084	REPUBLIC SERVICES,	31.45
700-0700-411.05-30 PURCHASED SERVICES / COMMUNICATION						
	3660	AJ	2/27/2024	229	VoIP - Feb 24	330.96
	3669	AJ	2/26/2024	231	Suddenlink Feb 24	634.68
	3080	AJ	1/31/2024	170	VOIP JAN 2024	(330.96)
	3082	AJ	1/31/2024	168	SUDDENLINK JAN 202	(589.70)
	3079	AJ	1/27/2024	178	VoIP - Jan 24	330.96
	3081	AJ	1/26/2024	179	Suddenlink Jan 24	589.74
700-0700-411.05-31 PURCHASED SERVICES / CELLULAR PHONE						
	3658	AJ	12/22/2023	227	Verizon Chrgs Dec	55.33
	3659	AJ	12/22/2023	227	Verizon Chrgs Dec	55.33
	3657	AJ	11/22/2023	226	Verizon Chrgs Nov	55.32
	3076	AJ	10/22/2023	176	Verizon Chrgs Oct	55.32
700-0700-411.05-40 PURCHASED SERVICES / ADVERTISING						
	3214	133032 AP	1/31/2024	6088	MEDIA ADVANTAGE	850.00
	2837	133032 AP	9/30/2023	6079	MEDIA ADVANTAGE	1,023.55
700-0700-411.05-42 PURCHASED SERVICES / LEGAL NOTICES						
	3062	132248 AP	1/1/2024	6086	GO SAN ANGELO	298.15
700-0700-411.05-65 PURCHASED SERVICES / SPECIAL PROJECT "A"						
	2773	132025 AP	2/1/2024	6080	WALLACE, RUSSELL E	625.00
	2927	AP	2/1/2024	6082	BUBBA D'S BARBECUE	3,466.45
700-0700-411.06-14 SUPPLIES / POSTAGE & SHIPPING						
	2948	AP	2/5/2024	11616	POSTMASTER	24.00
700-0705-411.04-11 PURCHASED SERVICES / WATER/SEWER UTILITI						
	2832	AJ	2/6/2024	UT	UB CHARGE UPDATE	31.92

**City of San Angelo Development Corporation
Transaction Detail by Account
February 2024**

Group #	PO #	Type	Date	Number	Description	Amount
FUND 711 COSADC - BALLOT						
711-0000-313.00-00 TAX / SALES AND USE TAX						
3539		AJ	2/29/2024	211	BallotSaleTaxFeb24	860,029.74
711-0000-361.10-00 INTEREST / INTEREST ON INVESTMENTS						
3490		AJ	2/29/2024	204	MMIntBallot	43,637.55
3490		AJ	2/29/2024	204	InvestIntBallot	6,324.00
711-0700-411.03-11 PROFESSIONAL & TECHNICAL / INDIRECT COST						
3067		AP	2/21/2024	2078	CITY OF SAN ANGELO	10,103.00
711-0700-411.03-13 PROFESSIONAL & TECHNICAL / ADM SVCS-AFFO						
3067		AP	2/21/2024	2078	CITY OF SAN ANGELO	7533.75

THE CITY OF SAN ANGELO, TEXAS

Schedule of Revenues and Expenditures Fiscal Year through February 29, 2024

Hickory Water Supply II - Fund 527 Debt Payments Through 2045

	Dept	Current Budget	Month Actual	YTD W/Enc	Over/(Under) Budget	Previous Years Activity
Beginning Fund Balance*		18,710,980		18,710,980		
REVENUES:						
C.O. Proceeds		-	-	-	-	69,490,001
Interest Income		-	-	-	-	206,638
Total Revenues		-	-	-	-	69,696,639
EXPENDITURES:						
Post Construction	4150	150,000	-	150,000	-	-
Design & Inspection	4157	1,418,318	55,229	1,235,443	(182,875)	1,862,112
Construction	4159	20,418,631	1,508,301	16,922,876	(3,495,755)	44,960,966
Issue Costs	9900	-	-	-	-	1,868,804
Transfer to Debt Service	1994	-	-	-	-	2,293,777
Total Expenditures		21,986,949	1,563,530	18,308,319	(3,678,630)	50,985,659
Revenue Over/(Under) Expenditures		(21,986,949)	(1,563,530)	(18,308,319)		
Ending Fund Balance		(3,275,969)		402,661		

*Preliminary

Requestor: Robert Schneeman, Economic Development
Coordinator, COSADC, 325.653.7197

Meeting Date: March 27, 2024

Item type: Consent Item

Caption:

Consider authorizing the Board President to execute a letter of support in favor of FY25 Community Project Funding Request - Water and Sewer Infrastructure at the City of San Angelo Rail Port (Tina Dierschke)

Summary/History:

Congressman August Pluger's office has contacted City staff about potential applications for FY 2025 Community Project Funding. The City of San Angelo and COSADC staff are proposing to submit three projects for possible funding under this program. They are as follows:

1. Sewer and Fire Suppression Infrastructure around Lake Nasworthy and SA Regional Airport (new transmission main and storage tank)
2. San Angelo Regional Airport Air Traffic Control Tower Reconstruction Project
3. Water and Sewer Infrastructure at the City of San Angelo Rail Port

Last year, our organization submitted a CPF for FY24, and while that process is still ongoing, they will continue to prepare for FY25.

Projects for last year were as follows:

1. Chadbourne Streetscape Project
2. Water and Sewer Infrastructure at the City of San Angelo Rail Port
3. San Angelo Regional Airport Air Traffic Control Tower Reconstruction Project

Last year's projects were submitted to the House Appropriations Committee by Congressman August Pfluger. Currently, the House and Senate are looking to reach a compromise on the funding for FY24, which has been a rather long process full of continuing resolutions and thinly escaping government shutdowns. Because of this, we do not have an update on your FY24 project. The funding and timeline of receiving such funding for FY24 requests will be determined upon the passage of such appropriations packages.

Any of the three projects listed will be a significant benefit to the San Angelo community. Staff are collecting letters of support from various agencies to aid in advancing these projects.

Staff is requesting Board approval for the Board President to sign support letters for all three projects.

Financial Impact:

No fiscal impact at this time.

Other Information/Recommendation:

Attachments:

Presentation:

Robert Schneeman

Approvals/Reviews:

Robert Schneeman

Tina Dierschke

Brandon Dyson

Michael Dane

Created/Initiated

Approved

Approved

Final Approval

Requestor: Robert Schneeman, Economic Development
Coordinator, COSADC, 325.653.7197

Meeting Date: March 27, 2024

Item type: Consent Item

Caption:

Consider authorizing the Board President to execute a letter of support in favor of FY25 Community Project Funding Request – San Angelo Regional Airport Air Traffic Control Tower Reconstruction Project (Jeremy Valgardson)

Summary/History:

See item 4.d

Financial Impact:

No fiscal impact at this time.

Other Information/Recommendation:

Attachments:

Presentation:

Jeremy Valgardson

Approvals/Reviews:

Robert Schneeman	Created/Initiated
Tina Dierschke	Approved
Brandon Dyson	Approved
Michael Dane	Final Approval

Requestor: Robert Schneeman, Economic Development
Coordinator, COSADC, 325.653.7197

Meeting Date: March 27, 2024

Item type: Consent Item

Caption:

Consider authorizing the Board President to execute a letter of support in favor of FY25 Community Project Funding Request – Sewer and Fire Suppression Infrastructure around Lake Nasworthy and SA Regional Airport (Patrick Frerich)

Summary/History:

See item 4.d

Financial Impact:

Other Information/Recommendation:

Attachments:

Presentation:

Patrick Frerich

Approvals/Reviews:

Robert Schneeman
Tina Dierschke
Brandon Dyson
Michael Dane

Created/Initiated
Approved
Approved
Final Approval

Requestor: Nora Nevarez, Executive Office Coordinator, COSADC, 325-653-7197
Meeting Date: March 27, 2024
Item type: Regular Item

Caption:

Update presentation regarding the San Angelo Rail Park (Presentation made by Michael Looney, Vice President of Marketing & Recruitment)

Summary/History:

Director Spano requested an update on the project.

Financial Impact:

No fiscal impact. Update only.

Other Information/Recommendation:

Attachments:

Presentation:

Approvals/Reviews:

Nora Nevarez	Created/Initiated
Tina Dierschke	Approved
Brandon Dyson	Approved
Michael Dane	Final Approval

Requestor: Nora Nevarez, Executive Office Coordinator, COSADC, 325-653-7197

Meeting Date: March 27, 2024

Item type: Regular Item

Caption:

Consider a resolution authorizing the Board President to negotiate and execute a Memorandum of Understanding with the City of San Angelo and the San Angelo Area Foundation in an amount not to exceed \$150,000, for partial funding of parks and park facilities (splash pad), including land, buildings, equipment, facilities, and improvements, a project authorized under Section 505.152 of the Texas Development Corporation Act and a recommending approval by City Council (Presentation made by Michael Dane, Interim Director of Economic Development)

Summary/History:

Director Spano requested this item to discuss funding at the February 28, 2024 COSADC Meeting. The City Council discussed this on February 2, 2024. Funding was not discussed by Council. At the February COSADC meeting Director Spano requested that COSADC consider \$150,000 for this project. Staff was directed to bring this item back to the board at the March 27th meeting.

Financial Impact:

\$150,000 from Future Projects to a new project. Budget Amendment required.

Other Information/Recommendation:

Attachments:

- | | |
|--------------------------|---------------------------------|
| 1. Splash Pad Resolution | DRAFT Splash Pad Resolution.pdf |
|--------------------------|---------------------------------|

Presentation:

Approvals/Reviews:

Nora Nevarez	Created/Initiated
Jeffrey Tomlinson	Approved
Tina Dierschke	Approved
Brandon Dyson	Approved
Michael Dane	Final Approval

A RESOLUTION OF THE CITY OF SAN ANGELO DEVELOPMENT CORPORATION BOARD OF DIRECTORS AUTHORIZING THE BOARD PRESIDENT TO NEGOTIATE AND EXECUTE A MEMORANDUM OF UNDERSTANDING WITH THE CITY OF SAN ANGELO AND THE SAN ANGELO AREA FOUNDATION IN AN AMOUNT NOT TO EXCEED \$150,000, FOR PARTIAL FUNDING OF PARKS AND PARK FACILITIES (SPLASH PAD), INCLUDING LAND, BUILDINGS, EQUIPMENT, FACILITIES, AND IMPROVEMENTS, A PROJECT AUTHORIZED UNDER SECTION 505.152 OF THE TEXAS DEVELOPMENT CORPORATION ACT AND A RECOMMENDING APPROVAL BY CITY COUNCIL

WHEREAS, on November 2, 2010, voters of the City of San Angelo adopted a ballot proposition approving the use of sales and use tax proceed for the continued economic development projects authorized under Section 4B of the Texas Development Corporation Act (hereinafter the “Act”); and,

WHEREAS, Section 505.152 of the Act authorizes projects including land, buildings, equipment, facilities, and improvements found by the Board of Directors to be required or suitable for use for public park purposes, including park facilities and open space improvements; and,

WHEREAS, there are no splash pad facilities currently located on City park property, and San Angelo citizens support the construction of such facilities; and,

WHEREAS, in order to fund the splash pad facilities, All-Tex Irrigation & Supply, LLC (“All-Tex”) has submitted grant applications and is seeking donations totaling \$850,000 for the design work, site work, including installation of utilities, and construction costs of two splash pads to be located at Unidad Park and Kirby Park (the “Project”); and,

WHEREAS, All-Tex has engaged the San Angelo Area Foundation (“SAAF”) for partial funding and oversight of the Project; and,

WHEREAS, City Council, at their meeting on January 17, 2023, approved a resolution in support of the Project agreeing that should the Project be funded and constructed, the City of San Angelo would be responsible for the costs of operation and maintenance of the facilities which is estimated to be \$87,576 per year; and,

WHEREAS, All-Tex has received funding commitments for the first of two (2) splash pads thus far and is continuing to raise funds for the second splash pad; and,

WHEREAS, All-Tex has requested partial funding assistance from COSADC for the second splash pad; and,

WHEREAS, the Board of Directors of COSADC finds that splash pad facilities to be constructed on City park property constitutes an eligible project under Section 505.152 of the Act; and,

WHEREAS, the Board further finds that the Project and provision of Project funding are in compliance with the requirements and purposes of the Act, COSADC the Articles of Incorporation, approved by City Council; and, that the Project serves the public purposes set forth in the Act; and,

WHEREAS, at least sixty (60) days prior to undertaking a project, a public notice of the specific project shall be published and at least one public hearing shall be held by the Development Corporation prior to expending funds on the Project in compliance with the requirements of the Act, Sections 505.159 and 505.160 of the Local Government Code.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY OF SAN ANGELO
DEVELOPMENT CORPORATION THAT:**

The City of San Angelo Development Corporation offers this Resolution finding that the foregoing recitals are true and correct and incorporating them by reference as if set forth in their entirety herein; authorizing the use of sales and use tax funds not to exceed \$150,000 as partial funding for a second splash pad project and authorizing the Board President to negotiate and execute all necessary documents; and recommending that City Council ratify approval of the Project.

ADOPTED on this the 27th day of March, 2024.

CITY OF SAN ANGELO
DEVELOPMENT CORPORATION

Max Puello, President

ATTEST:

Nora Nevarez, Corporation Secretary

APPROVED AS TO FORM:

Brandon Dyson, Deputy City Attorney

APPROVED AS TO CONTENT:

Michael Dane, Interim Director of
Economic Development

Requestor: Robert Schneeman, Economic Development Coordinator, COSADC, 325.653.7197

Meeting Date: March 27, 2024

Item type: Executive Session Item

Caption:

Section 551.087 - Business prospect negotiations regarding :

- a. BREP Project Punch
- b. BREP Project OTR - 2

Summary/History:

Financial Impact:

Other Information/Recommendation:

Attachments:

Presentation:

Approvals/Reviews:

Robert Schneeman
Michael Dane
Tina Dierschke
Brandon Dyson

Created/Initiated
Approved
Approved
Final Approval

Requestor: Robert Schneeman, Economic Development Coordinator, COSADC, 325.653.7197

Meeting Date: March 27, 2024

Item type: Executive Session Item

Caption:

Section 551.072 - Deliberations about real property regarding:

- a. Sale of 7.23 Acres Industrial Park
- b. Sale of 17+/- Acres Industrial Park

Summary/History:

Financial Impact:

Other Information/Recommendation:

Attachments:

Presentation:

Approvals/Reviews:

Robert Schneeman
Michael Dane
Tina Dierschke
Brandon Dyson

Created/Initiated
Approved
Approved
Final Approval

Requestor: Nora Nevarez, Executive Office Coordinator, COSADC, 325-653-7197

Meeting Date: March 27, 2024

Item type: Regular Item

Caption:

Consideration and possible action of items discussed in Closed Session, if needed

Summary/History:

Financial Impact:

Other Information/Recommendation:

Attachments:

Presentation:

Approvals/Reviews:

Nora Nevarez

Created/Initiated

Requestor: Nora Nevarez, Executive Office Coordinator, COSADC, 325-653-7197

Meeting Date: March 27, 2024

Item type: Regular Item

Caption:

Announcement and consideration of Future Agenda items

Summary/History:

Financial Impact:

Other Information/Recommendation:

Attachments:

Presentation:

Approvals/Reviews:

Nora Nevarez

Created/Initiated